



Windsor Way, The Broadway, Lancing, BN15 8NW
Offers in the Region of £180,000



A spacious two bedroom detached park home in the ever popular Broadway Park suitable for the over 50s. Benefitting off road parking, the perfect opportunity to add your own stamp, brick shed and low maintenance gardens. Being offered to the market chain free.



Key Features

- Detached Park Home
- Ensuite Bathroom
- L Shaped Westerly Aspect Lounge
- Utility Room
- Low Maintenance Garden
- Separate WC
- No Onward Chain
- Viewing Recommended
- Double Glazed And Gas Central Heating
- Two Bedrooms



2 Bedrooms



2 Bathroom



1 Reception Room

INTERNAL

The property is approached into an entrance porch with a space for hanging coats and shoes and benefitting a dual southerly aspect. An inner hallway has three good sized storage cupboards and doors to all rooms. To the front of the home and benefitting a dual westerly and southerly aspect, is the L shaped lounge with feature electric fire. The kitchen benefits a range of eye and base level units incorporating built in hob and space for further appliances. There is also a door giving access to the utility room with door to the garden and further space for appliances. The property benefits two bedrooms both of which have fitted wardrobes. The principle bedrooms benefits an ensuite bathroom with panel enclosed bath, wc and sink. There is also a further shower room, with shower cubicle and sink. This home also benefits from a separate wc. This property is in clean sound condition and could benefit from some updating, being a perfect opportunity to add your own stamp, but could easily be lived in whilst updating.

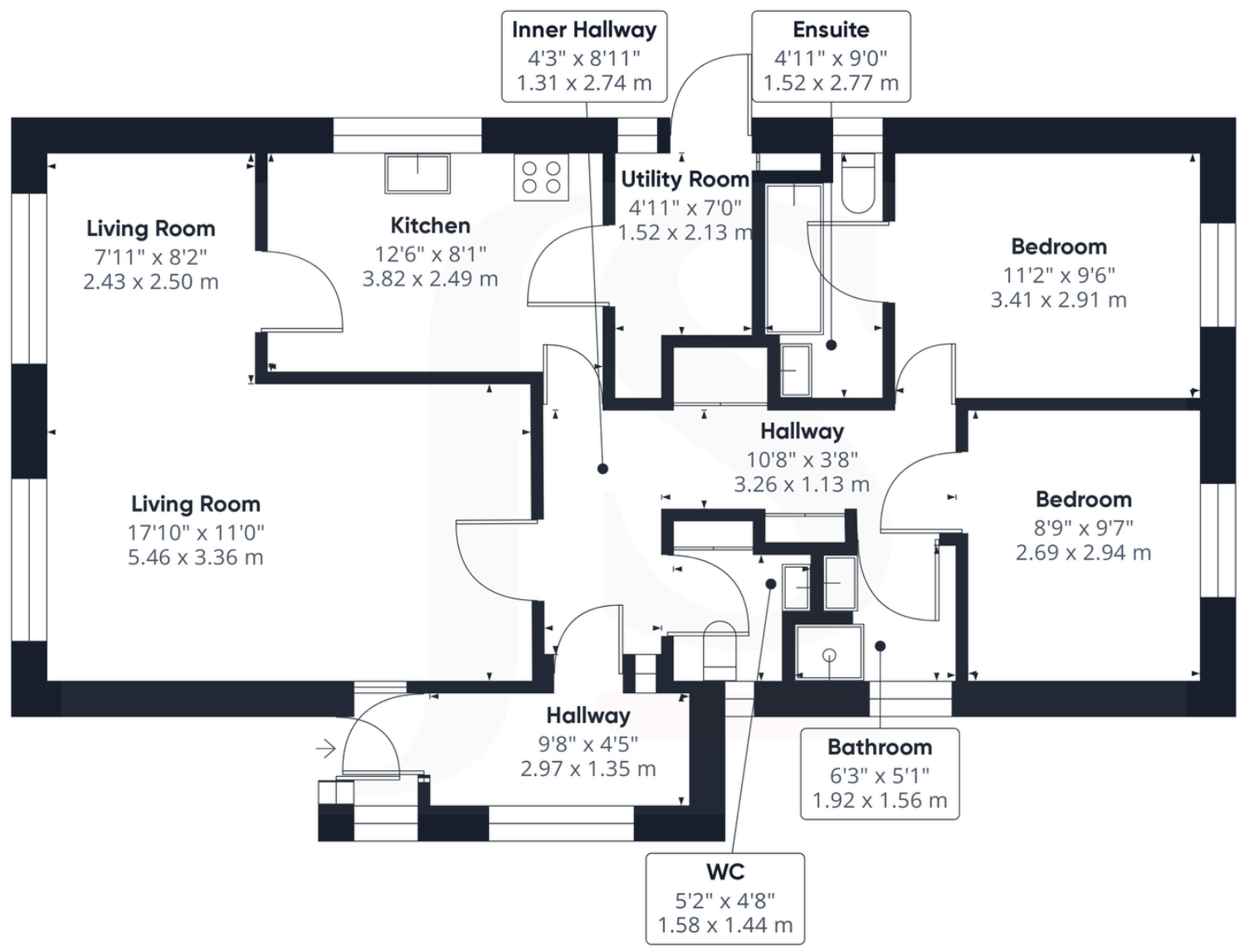
EXTERNAL

The front of the home is laid to lawn with a hardstanding area, suitable for off road parking. The rear garden benefits a patio area and area laid to lawn, suitable for table and chairs and being surrounded by mature shrubs to offer privacy.

SITUATED

Located on the popular Broadway Park, which is suitable for over 50s and being conveniently situated between Shoreham and Lancing. At the end of The Broadway there is a parade of shops to include takeaways, a deli and shop for bread and milk. The 700 bus route is closeby also to get to Brighton, Worthing and beyond.





Approximate total area⁽¹⁾
839.59 ft²
78 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



Property Details:

Floor area (as quoted by EPC):

Tenure: Freehold

Council tax band: A

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.