



The Drive, Lancing, BN15 8PS
Offers Over £350,000



An extended end of terrace house in a cul-de-sac, close the seafront, with three bedrooms, south facing living room, off road parking and garage. Being sold Chain Free and with the opportunity to add you own stamp.



Key Features

- End Of Terrace
- Extended
- Three Bedrooms
- 22ft South Facing Living Room
- Off Road Parking
- Garage
- Front & Rear Gardens
- Cul-De-Sac
- Close to Beach
- Chain Free



3 Bedrooms



1 Bathroom



1 Reception Room

INTERNAL

Entry via a storm porch with door opening to the entrance hall with stairs to the first floor and doors to kitchen and living area. The south facing living room is a generous 22ft and opens to the extension providing additional space for office / dining. The kitchen has a range of wall and base units and fitted worktops and space for appliances. On the first floor there are three bedrooms, two are double and one single. The bathroom comprises panel enclosed bath with shower over and pedestal hand wash basin and the is the separate W.C in the adjacent room.

EXTERNAL

The front garden is laid to lawn with mature hedge borders and pathway to the front door, there is a hard standing area running down the side of the property providing off road parking.

The rear garden is mainly laid to lawn with patio area and pathway leading to the gated rear access to the garage compound. The garage has an up and over door, the compound is accessed via Finches Close.

SITUATED

In a popular residential cul-de-sac, Lancing seafront and Beach Green with with the popular Perch Café is close by approximately 1/4 of mile away. Local amenities can be found on South Street and North Road along with Lancing Train Station approximately 1/2 mile away.





Floor 0



Floor 1



Approximate total area[®]

785.45 ft²
72.97 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: C

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.