



16 Ivy Lane, Bognor Regis PO22 8AF

£290,000 Freehold



2 Bedrooms



1 Bathroom



1 Reception Rooms

Sw

Sims Williams

Key Features

- Semi Detached Cottage
- Lounge With Open Fireplace
- Open Plan Kitchen Dining Area
- Cloakroom
- Two Double Bedrooms
- Modern Shower Room
- Conservatory
- Driveway And Allocated Parking
- Close To Seafront And Amenities

EPC Rating

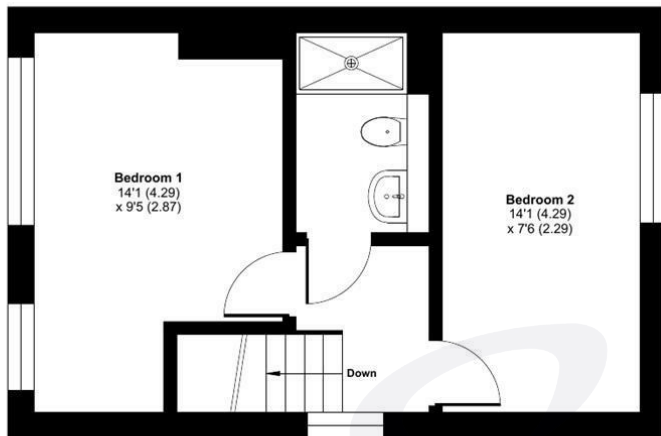
Current = E
Potential = C

Council Tax Band

Band = C

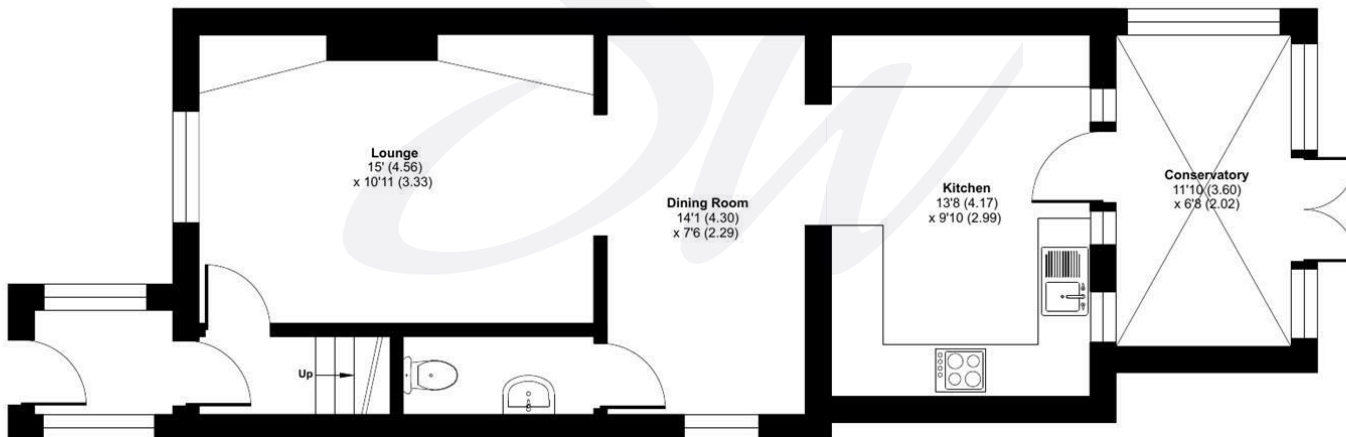
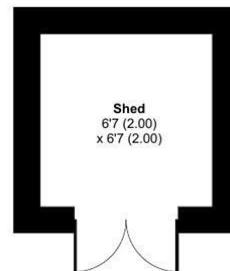
Tenure - Freehold





FIRST FLOOR

Approximate Area = 922 sq ft / 85.6 sq m
Outbuilding = 43 sq ft / 3.9 sq m
Total = 965 sq ft / 89.5 sq m
For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © ntechcom 2026.
Produced for Sims Williams. REF: 1395174





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Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 862626. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.