



1 Rookery Mews, Barnham, PO22 0DW

£180,000 Freehold

 1 Bedroom

 1 Bathroom

 1 Reception Room

*Sw*  
Sims Williams

## Key Features

- Ground Floor Apartment
- 1 Double Bedroom
- Lounge/Diner
- Fitted Kitchen
- Modern Bathroom
- Private Garden
- Allocated Parking
- Walking Distance to Barnham Station
- Private Development

## EPC Rating

Current = C

Potential = C

## Council Tax Band

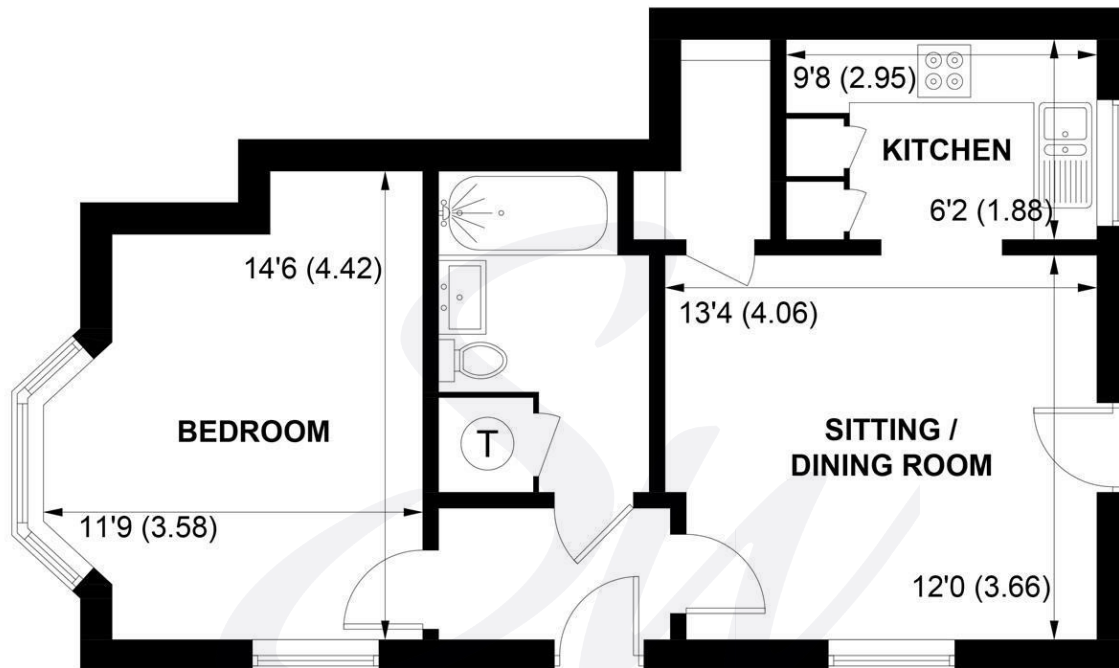
Band = A

## Tenure - Leasehold

Length of Lease: 115 years remaining

Service Charge: £600pa including Ground Rent





## GROUND FLOOR

APPROXIMATE GROSS INTERNAL AREA = 506 SQ FT / 47.0 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2026 ©

Produced for Sims Williams



[simswilliams.co.uk](http://simswilliams.co.uk)

#### CHICHESTER

---

8-9 Southgate

Sales 01243 787868

Lettings 01243 836055

[chichester@simswilliams.co.uk](mailto:chichester@simswilliams.co.uk)

#### WALBERTON

---

5 Maple Parade

Sales 01243 551368

Lettings 01243 836055

[walberton@simswilliams.co.uk](mailto:walberton@simswilliams.co.uk)

#### ARUNDEL

---

8a High Street

Sales 01903 885678

Lettings 01903 881133

[arundel@simswilliams.co.uk](mailto:arundel@simswilliams.co.uk)

#### BOGNOR REGIS

---

46 High Street

Sales 01243 862626

Lettings 01243 836055

[bognor-regis@simswilliams.co.uk](mailto:bognor-regis@simswilliams.co.uk)

Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 551368. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.