



8 Barge Close
Yapton, West Sussex, BN18 0FX


PEGASUS
PROPERTIES

8 Barge Close

A beautifully presented, three bedroom semi-detached property situated in a quiet cul-de-sac, within striking distance of the amenities of Yapton. This spacious, light and airy property, with a low maintenance rear garden and allocated parking to the rear for two cars, will suit a multitude of buyers.

Freehold · 3 bedrooms · En-suite shower room · Sitting/dining room · Low maintenance garden · Allocated parking

Description

A beautifully presented, three bedroom semi-detached home situated in a quiet cul-de-sac, within striking distance of the amenities of Yapton. This spacious, light and airy property will suit a multitude of buyers. The accommodation is arranged over two floors.

The ground floor comprises of a spacious sitting/dining room with patio doors leading onto the rear garden. The kitchen is fitted with white gloss units, an integrated oven with hob extractor and spaces for freestanding white goods. Completing the ground floor is a cloakroom.

The first floor offers three good sized bedrooms, the master benefiting from an en-suite shower room. A well-appointed family bathroom completes the first floor.

Outside, the rear garden offers a mix of patio and lawn with a side gate giving access to the front, and also a gate to the rear with allocated parking for two cars.

Location

This historic Sussex village lies some 8.5 miles to the south east of the city of Chichester and some 3 miles to the west of Arundel, close to the West Sussex coast. Communications are good with the nearby A27 providing convenient vehicle access to many provincial centres including Portsmouth, Worthing and Brighton. Nearby Barnham station is under 1.5 miles away and provides a regular rail service to London Victoria. Yapton itself offers a selection of local shops, a parish church and public house. Both Arundel and Chichester provide a more comprehensive range of facilities.





Services

Water, gas, electricity and mains drainage are connected.
Please note that none of the services or appliances have been tested by Pegasus.

Council Tax

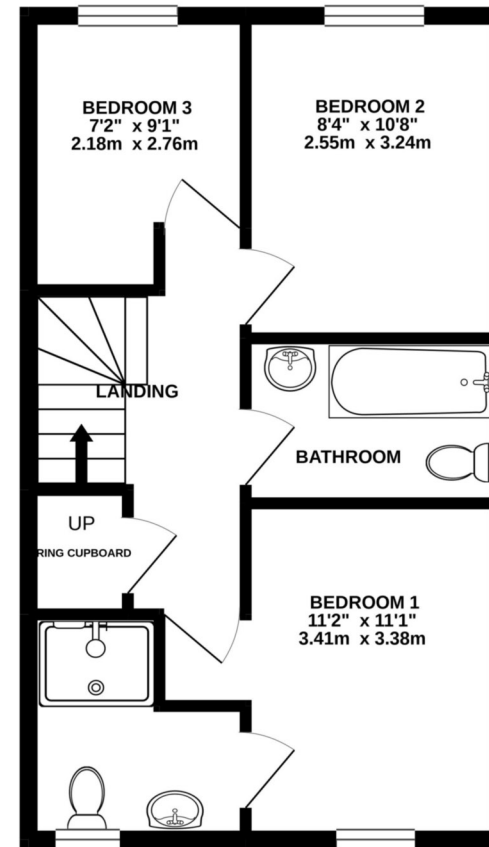
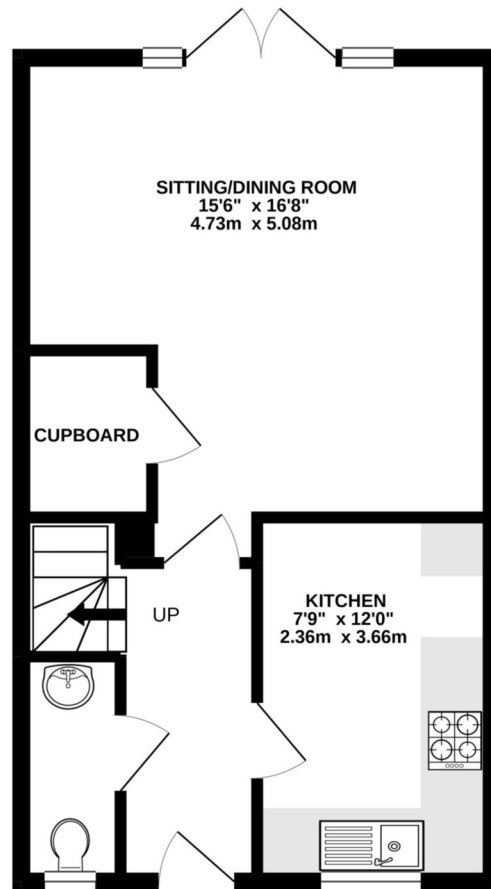
Arun District Council Tax: Band C

Reference

PEG - 8bar

Viewings by appointment only

Please contact Pegasus on 01243 940940 or call into our office to arrange a viewing of this property.



TOTAL FLOOR AREA : 842 sq.ft. (78.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Pegasus Properties

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