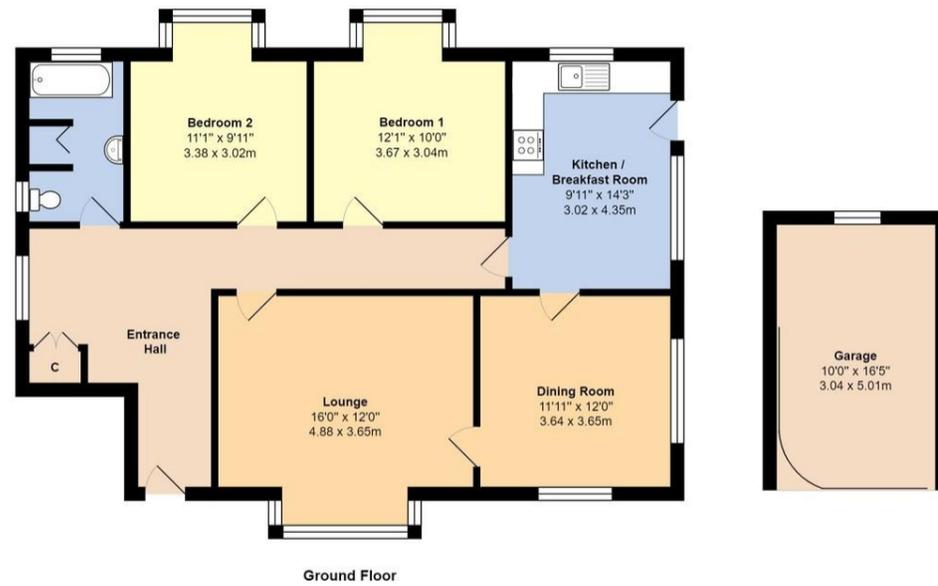


Park Road, Yapton
Guide Price £315,000 - Freehold



Ground Floor

Total Area: 1240 ft² ... 115.2 m² (Includes Garage)
 Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.
 This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
 Created by Jtm 2022



CHAIN FREE | Ground Floor Freehold Garden Apartment | Large Entrance Hall | Lounge | Dining Room | Kitchen/Diner | Two Bedrooms | Bathroom | Gas Central Heating | Double Glazing | Garage | Ample Off Road Parking | Private Gardens | Viewing Essential

A wonderful opportunity has arisen to purchase this CHAIN FREE ground floor apartment situated in the heart of Yapton Village. Being one of only two apartments tucked away in this quiet cul de sac this property offers gardens surrounding the property ideal for entertaining your family and friends with a garage and ample parking. The entrance hall is of generous proportions which could also be used as a study area or dining hall. There is a lounge and dining room, two bedrooms and a modern fitted kitchen/diner. Rarely do apartments like these come to the market especially being CHAIN FREE so register your interest today.

Council Tax Band - B
Energy Efficiency Rating D

Park Road, Yapton

Guide Price £315,000 - Freehold



Yapton is perfectly situated in the semi-rural location of the 'Six Villages' nestled between the South Downs and the sea. Boasting large conservation areas and numerous listed buildings adding character and charm, the village is steeped in local history, whilst also makes way for modern living with new developments bringing a breath of fresh air. Yapton offers a small selection of local amenities perfect for day-to-day needs including (yet not limited to) a convenience store, pharmacy and school. A range of more comprehensive facilities can be found within easy reach thanks to 4 different bus routes running through the village as well as Barnham or Ford train station a mere 5/7-minute drive away.

Yapton's situation ensures that you can never be bored, with activities and places of interest to suit anybody's needs all within an easy 10-mile radius of the village. Enjoy a 'day at the races' at Fontwell Racecourse or Goodwood, both highly regarded establishments with many travelling afar for their world class events. Or perhaps a 'day out with the kids' with an abundance of both indoor and outdoor activities suitable for all ages, including an array of museums, beaches and leisure centres to name just a few. Yapton is also perfect for those wanting to avoid the hustle and bustle of nearby locations such as Chichester, yet still within a comfortable proximity to them, since it falls within the postcode area of Arundel, famous for its historic feel with the grand castle and cathedral being the focal point of the town. Nearby areas such as Slindon provide tranquillity thanks to its picturesque walks and hike routes: notably the striking bluebell woods.



 Chain Free 