



## 8 Loveys Road

Yapton, BN18 0HQ

**£275,000**

NO CHAIN. FIRST-TIME BUYER / INVESTOR OPPORTUNITY. Being sold with vacant possession this 1950's property benefits from the following accommodation: Entrance hall with two storage cupboards; good-sized living room with feature fireplace and views to the front and rear of the property; fitted kitchen with integrated oven and hob plus plumbing for washing machine; rear lobby with access door to rear garden; dining room. Three bedrooms, all with built-in cupboards are on the first floor, together with the wet-room. The hall, kitchen and dining room all benefit from hard-flooring. Outside to the front is an area of lawn, while the rear garden includes a small patio and path to garden shed plus lawn. Situated in the Six Villages locality with schools, shops, amenities, Barnham mainline train station and bus routes. Council Tax Band - B. Tenure - freehold. EPC - D.

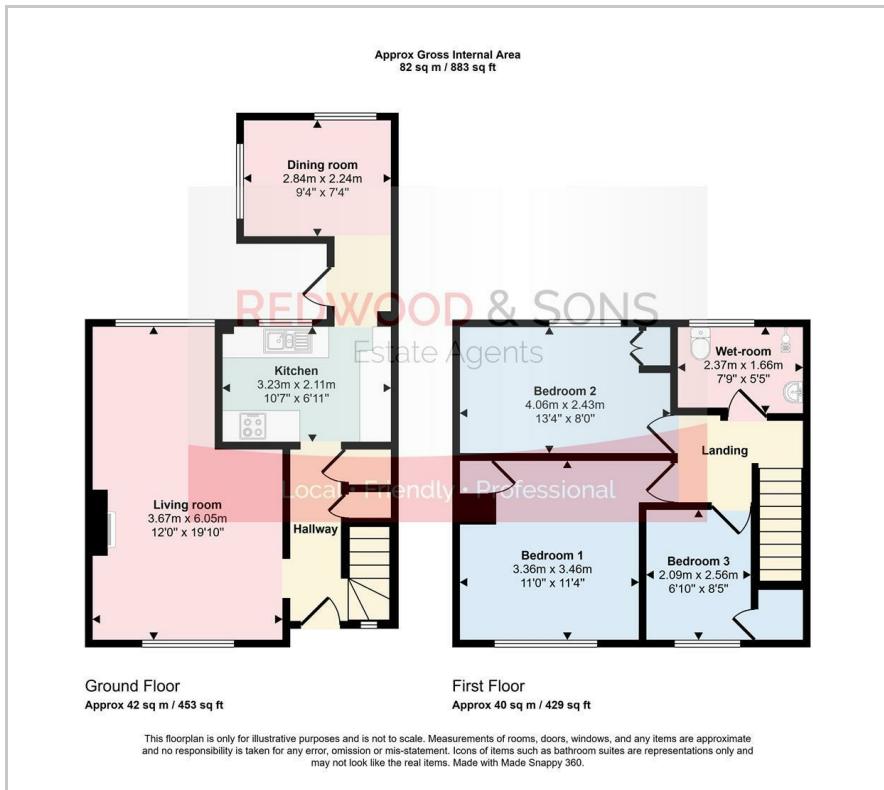
- No chain
- First-time buyer / investor opportunity
- Mid-terrace house
- 3 bedrooms
- Fitted kitchen
- Living room
- Dining room
- Wet-room
- Front & rear gardens
- Six Villages locality with shops, schools, amenities, Barnham mainline train station & bus routes

### Viewing

Please contact us on 01243 551122 if you wish to arrange a viewing appointment for this property or require further information.



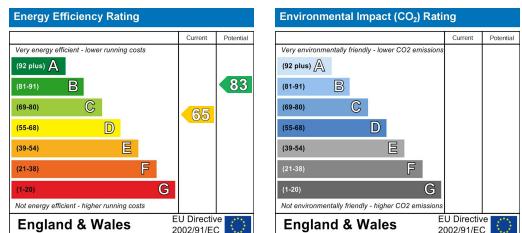
## Floor Plan



## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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