



## 18 Goodhew Close

Yapton, BN18 0JA

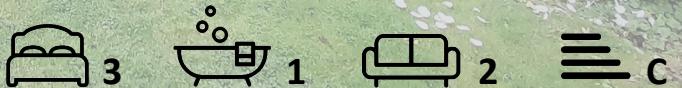
**£305,000**

CHAIN-FREE MID-TERRACE HOUSE. Situated with the popular Six Villages locality, this property benefits from: hallway with storage cupboard; fitted kitchen with integrated oven and hob, plumbing for washing machine and door to conservatory with patio doors opening onto the rear garden; spacious living / dining room with sliding doors to conservatory; cloakroom. The upstairs accommodation includes landing with airing cupboard; three good-sized bedrooms, all with built-in/fitted wardrobes and family bathroom with shower over bath. The well-kept rear garden is fully enclosed with area of lawn, mature shrub borders and patio. Outside to the front is a neat gravelled area with shrub borders and path to main entrance, plus driveway in front of the single garage with parking for 2 cars. Conveniently located with easy access to local schools, shops, amenities, Barnham mainline train station and bus routes. EPC - TBC. Council Tax Band - C. Tenure - freehold.

- Chain-free
- Mid-terrace house
- 3 bedrooms
- Kitchen
- Living / dining room
- Conservatory
- Bathroom
- Cloakroom
- Garage & driveway
- Front & rear gardens

### Viewing

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



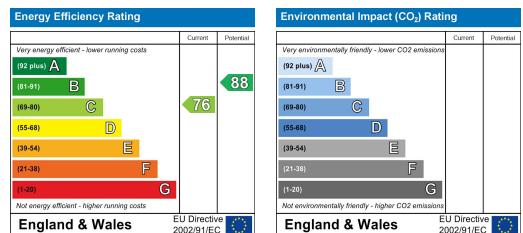
## Floor Plan



## 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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