

Osborne Close, Sompting

Lancing

Offers Over £450,000



Osborne Close

Sompting, Lancing

Refurbished 3-bed chalet bungalow with spacious living, open plan kitchen, stylish bathroom, off-road parking, and modern décor. Close to shops and schools. Ideal family home.
Council Tax band: C

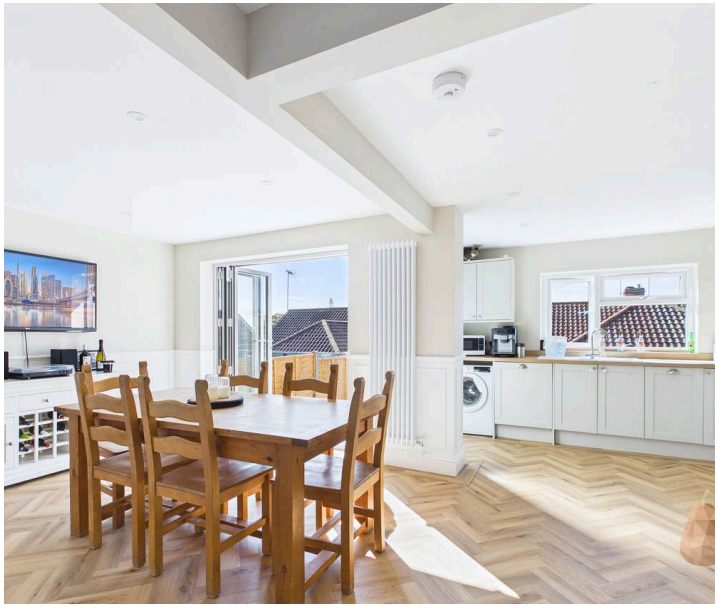
Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

- Recently Refurbished and Extended Chalet Bungalow
- Beautiful Open Plan Kitchen/Diner with Bi-Folding Doors
- Stunning Herringbone Flooring Throughout Ground Floor
- Three Good Sized Bedrooms
- Modern Four Piece Bathroom Suite
- Spacious Dual Aspect Living Room
- Landscaped Low Maintenance West Facing Rear Garden
- Driveway Providing Off Road Parking For Multiple Cars
- Close to Local Shops and Schools
- Please Take a Look At Our Virtual Tour







Entrance Hall
8' 4" x 9' 3" (2.53m x 2.82m)
Welcoming entrance hall with storage cupboards, feature herringbone flooring, attractive panelled walls.

Living Room
13' 7" x 10' 9" (4.15m x 3.28m)
Spacious and bright dual aspect living room with a feature fireplace and panelled walls.

Bedroom
10' 6" x 9' 4" (3.20m x 2.85m)
A good size double bedroom situated on the ground floor with a good range of built in wardrobes.

WC
6' 1" x 2' 9" (1.85m x 0.84m)
Useful ground floor WC with sink built in to cistern, chrome heated towel radiator.

Kitchen
12' 1" x 6' 10" (3.69m x 2.09m)
The kitchen area of this open plan kitchen/dining room comprises a good range of modern grey shaker units and drawers, integrated appliances, one and a half bowl butler sink, window overlooking rear garden, door into garden.

Dining Area
21' 7" x 10' 6" (6.57m x 3.21m)
The dining area flows from the kitchen with feature column radiator and bi-folding doors on to rear garden.

Bedroom
12' 6" x 8' 9" (3.81m x 2.66m)
A lovely size double bedroom.

Bedroom
20' 9" x 7' 3" (6.33m x 2.22m)
Bedroom with eaves storage, Velux window and reading area.

Bathroom
7' 11" x 6' 10" (2.41m x 2.09m)
A modern tiled four piece white suite comprising bath with handheld shower attachment, WC, vanity sink unit, walk in shower cubicle with waterfall shower, tall chrome heated towel rail.

Garden

A landscaped, low maintenance rear garden comprising paved steps down from the dining area, patio seating area, artificial grass.

DRIVEWAY

4 Parking Spaces

Block paved driveway to the front of the property offering off road parking for multiple vehicles.









Ground Floor





Floor 1

PEAR PROPERTIES

Approximate total area(1)

88.4 m²

952 ft²

Balconies and terraces

5.8 m²

62 ft²

Reduced headroom

3.8 m²

40 ft²

(1) Excluding balconies and terraces

Reduced headroom

..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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