





70 Cokeham Lane

Sompting, Lancing

An extended three bedroom, two bathroom, semi detached family home benefitting from south facing rear garden, garage and off street parking. Briefly the accommodation comprises: GROUND FLOOR: entrance hall, lounge/diner, sun room, kitchen, inner hall/utility, shower room/wc. FIRST FLOOR: landing, three bedrooms and shower room/wc. Externally there is a south facing rear garden, attached garage, front garden and parking. CHAIN FREE.

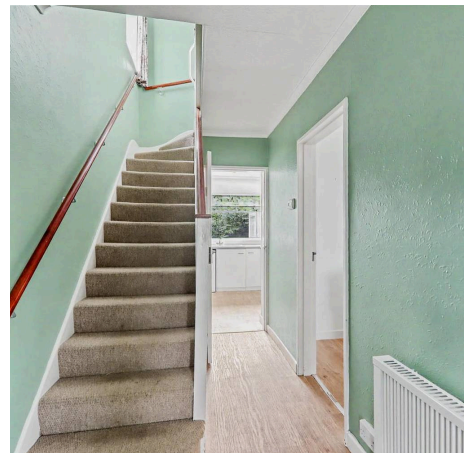
Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: F

EPC Environmental Impact Rating: B

- CHAIN FREE
- Semi Detached Family Home
- South Facing Rear Garden
- Garage
- Driveway
- Extended to Side and Rear
- Two Shower Rooms
- Close to Local, Shops, Schools and Ammenties
- Popular Sompting Location





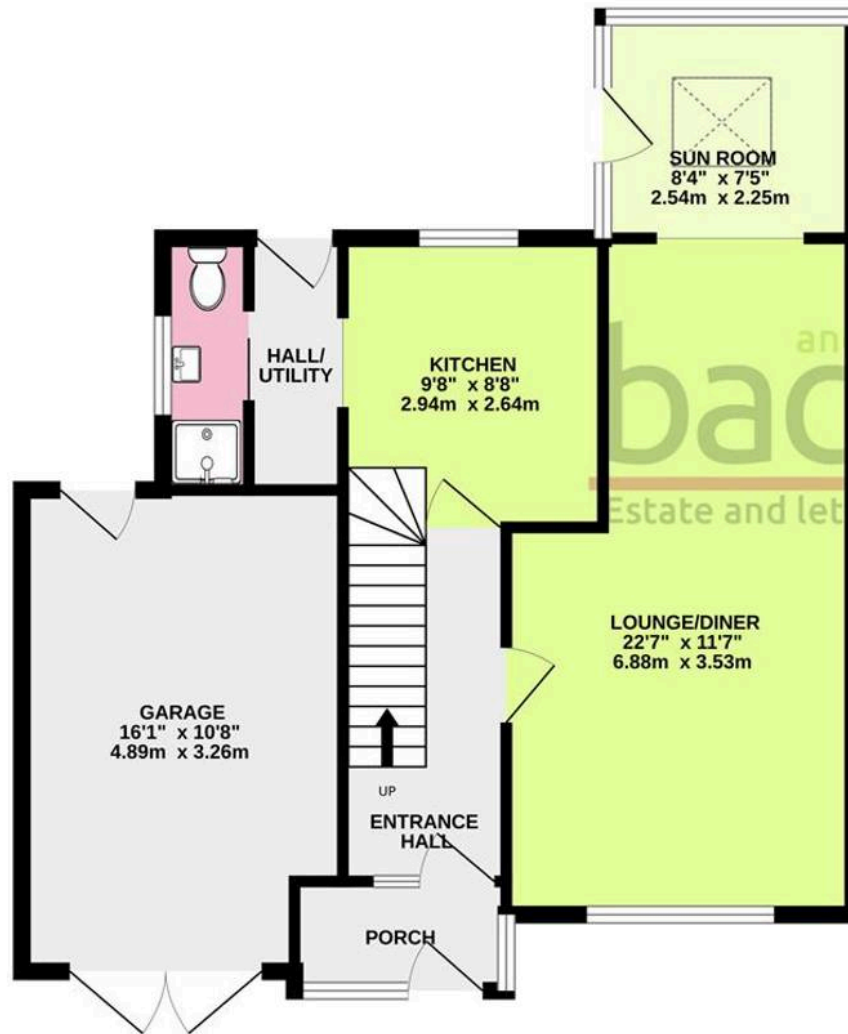




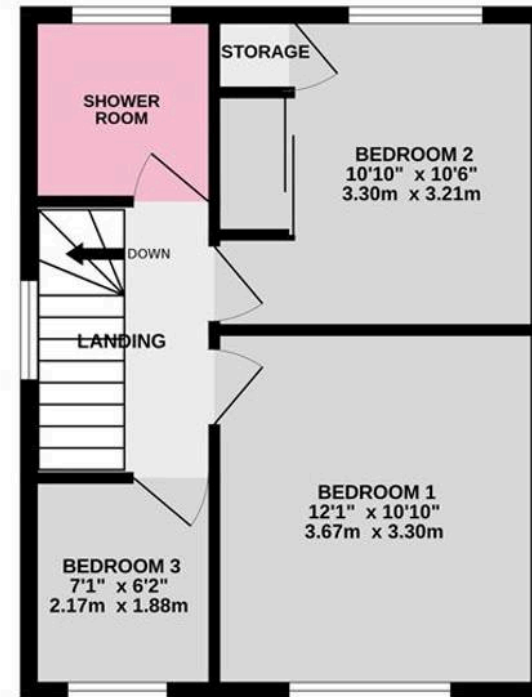


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for sale

GROUND FLOOR
683 sq.ft. (63.4 sq.m.) approx.



1ST FLOOR
384 sq.ft. (35.7 sq.m.) approx.



TOTAL FLOOR AREA : 1067 sq.ft. (99.1 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.

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