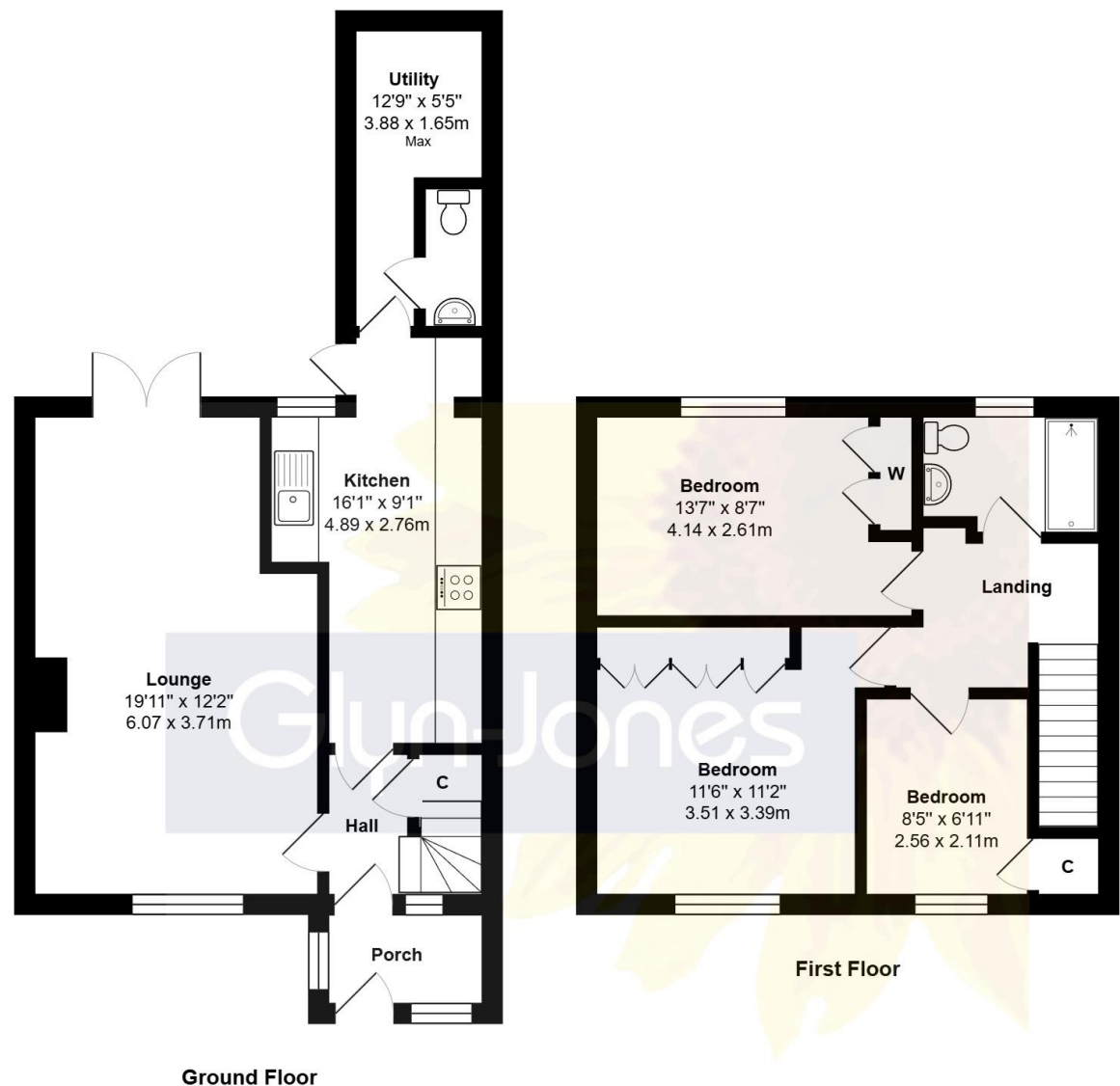


**32 Lucking Lane, Middleton-On-Sea,
Bognor Regis, West Sussex PO22 6HR
£275,000 Freehold**

Glyn-Jones



Total Area: 964 ft² ... 89.6 m²

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 1st Image 2026



Three Bedroom Terraced Home | Popular Residential Location | Driveway Providing Off Road Parking | Low Maintenance Rear Garden | Excellent Opportunity For Modernisation | Entrance Porch | Hallway With Under-Stairs Storage | Large Living/Dining Room With Patio Doors To Rear Garden | Modern Kitchen With Adjoining Utility Room + Ground Floor Cloakroom | Three Good Size Bedrooms | Modern Family Shower Room With Double Shower | Useful Side Access To Garden | Close To Amenities | Viewing Highly Advised

Energy Efficient Rating: TBC | Council Tax Band: C We recommend you have this verified by your legal representative at your earliest convenience.

WITH OVER...



At an Average rating of **4.9/5** ★★★★★

Glyn-Jones

Littlehampton Office
01903 739000
littlehampton@glyn-jones.com

NOTE - For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings.

Glyn-Jones & Company are pleased to present to the market this three bedroom terraced home in a popular residential location, benefitting from a driveway and a generous low maintenance rear garden. The property offers an excellent opportunity for buyers looking to put their own stamp on a property with well proportioned accommodation.

The property comprises an entrance porch leading through to the hallway with under-stairs storage cupboard. The sizeable living/dining room features patio doors out to the rear garden as well as a feature fireplace. The modern kitchen is of a good size offering a range of base and eye level units with ample counter-top space. The kitchen also offers direct access to the garden, with a useful adjoining utility room and convenient ground floor cloakroom. Upstairs, the landing leads to three bedrooms, including two double rooms and one single, all served by the modern family shower room which is currently fitted with a double shower.



At an Average rating of **4.9/5** ★★★★★



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Externally, the property enjoys a driveway providing off road parking, along with useful side access leading to the garden. Designed for low maintenance, the outdoor space is predominantly paved with plenty of room for a summer house and storage sheds.

Viewing is highly advised to appreciate everything this property has to offer.



Lucking Lane is ideally situated in the sought-after coastal village of Middleton-on-Sea, offering an excellent balance of village charm and everyday convenience. The village provides a variety of local amenities including a doctor's surgery, pharmacy, post office, convenience stores, cafés and takeaways, while the nearby Middleton Sports Club offers tennis, squash and social facilities. The beautiful beach is within easy reach, providing miles of coastline for walking, swimming and enjoying the seafront. The historic city of Chichester lies approximately 10 miles to the west, offering a wide range of shopping, restaurants, cultural attractions and the renowned Festival Theatre, whilst Bognor Regis is just a short drive away for further amenities and a mainline railway station with services to London Victoria. The area is also well served by highly regarded schools and regular bus routes, making it a popular choice for families, retirees and commuters alike.



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