



79 Highfield Road, Bognor Regis

Guide Price £270,000

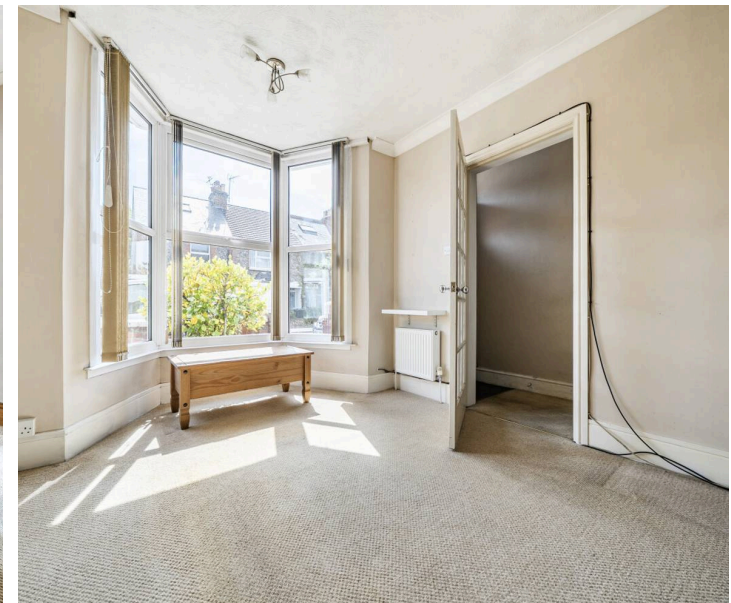
## 79 Highfield Road

- Edwardian Terraced House
- Two Reception Rooms
- Two Bedrooms
- Family Bathroom
- Westerly Facing Garden
- No Onward Chain
- Close to Town Centre and Railway Station

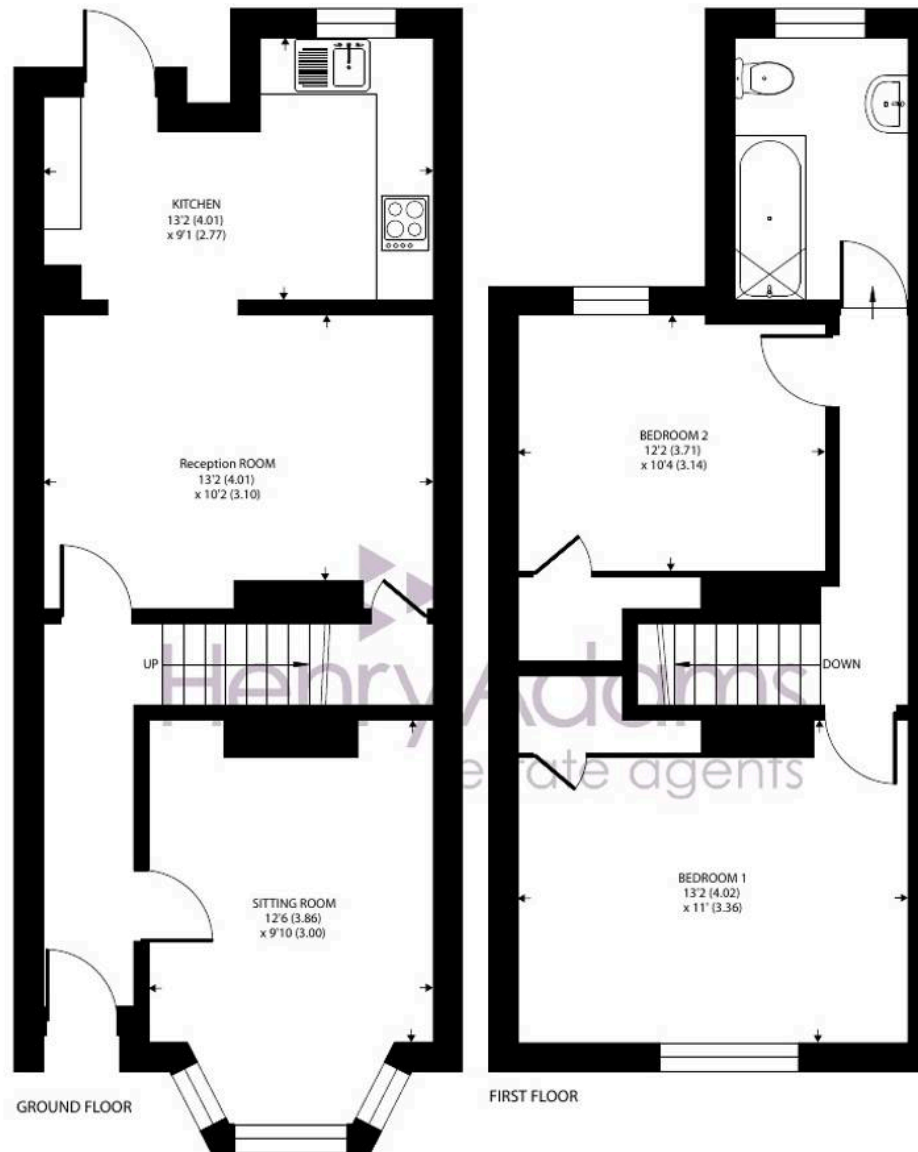
This charming Edwardian terraced house presents an excellent opportunity for buyers seeking a well-located and characterful home within easy reach of the town centre and railway station.

The property offers a flexible layout, featuring two spacious reception rooms that provide ample space for both living and dining, making it ideal for entertaining guests or relaxing with family. The kitchen is thoughtfully arranged to maximise storage and workspace, ensuring a practical environment for every-day cooking.

Upstairs, there are two well-proportioned bedrooms, each offering comfortable accommodation and plenty of natural light. The family bathroom is fitted with a modern suite and provides a relaxing space for unwinding after a long day. Throughout the property, period features such as high ceilings and decorative detailing add a sense of history. This home is offered with no onward chain, allowing for a straightforward and speedy purchase process. Its proximity to local amenities, schools, and transport links makes it a particularly attractive choice for commuters, first-time buyers, or those looking to be close to the vibrant heart of the community.







## Highfield Road, Bognor Regis

Approximate Area = 856 sq ft / 79.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © natchecom 2026. Produced for Henry Adams. REF: 1464341

With its combination of classic Edwardian charm, practical living spaces, and a highly convenient location, this two bedroom terraced house is sure to impress discerning buyers seeking a property with both character and modern comforts.

Early viewing is highly recommended to fully appreciate all that this delightful home has to offer.

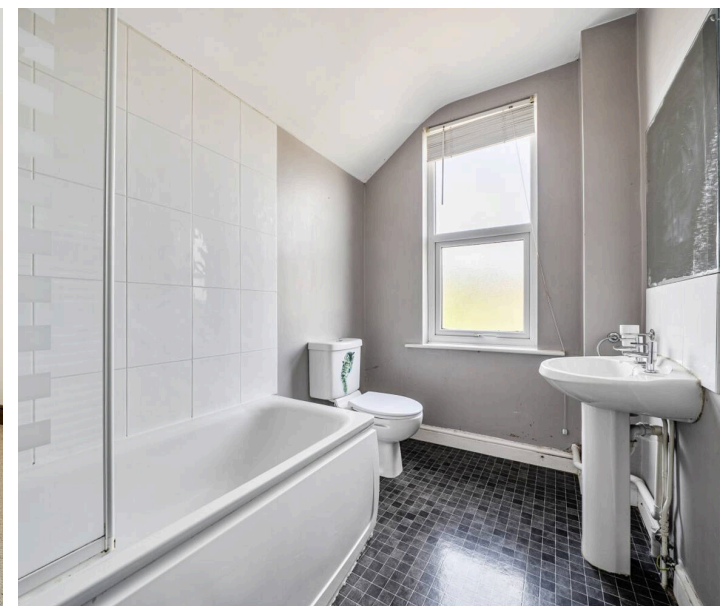
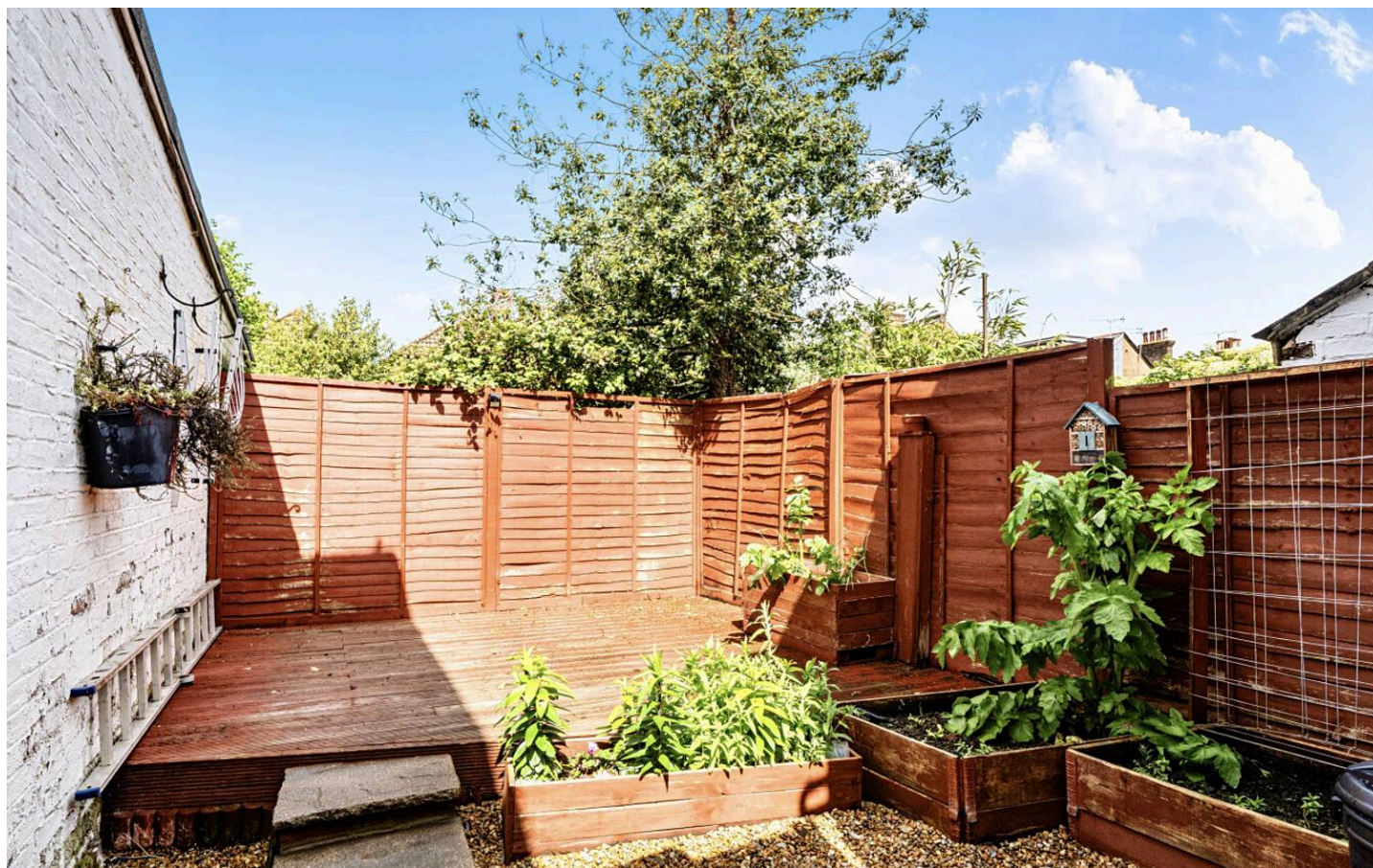
Situated within easy walking distance to the Bersted out of town shopping facilities, The Chichester University campus and the precinct shopping facilities of the town centre with a range of shops, cafes, bars and restaurants. There is also the mainline railway station with services to London Victoria and the South Coast.

What3Words ///bronze.wounds.guard

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: C





## Henry Adams - Bognor and Aldwick

Henry Adams LLP, 25 High Street, Bognor Regis - PO21 1RS

01243 842123

[bognorandaldwick@henryadams.co.uk](mailto:bognorandaldwick@henryadams.co.uk)

[www.henryadams.co.uk](http://www.henryadams.co.uk)

Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.