

NEW BARN LANE

NORTH BERSTED PO21

Stylish, Spacious New Homes Near Bognor Regis

Shared Ownership 2 and 3 Bedroom Apartments, Bungalows and Houses



BUILDING HOMES
MAKING PLACES
ENHANCING LIVES

Shared Ownership with Optivo

Purchasing a new home is a big step, but Shared Ownership with Optivo is designed to make that step more manageable. If eligible, you'll be able to buy a share of between 30% and 75% of a new home – paying a smaller mortgage deposit than you might expect.*

You'll need to be able to afford the monthly mortgage on the share you buy plus the monthly rent on the share still owned by Optivo - along with any service charges - but the total cost may be less than renting privately. The larger the share you own, the less rent you pay - and you'll be able to buy additional shares until you own your apartment outright.

* Please ask the sales team for further details of Shared Ownership.

Optivo Credentials

Optivo is one of the largest housing providers in the UK. Our 44,000 homes give 90,000 people in London, the South-East and the Midlands somewhere affordable to call their own.

We work with residents, local authorities, and partners to meet housing need, and to create safe, sustainable communities for our residents.



Here are just a few of the awards we've won for exceptional service:





Images are indicative of a typical Optivo specification.

Welcome to New Barn Lane, situated in North Bersted, Bognor Regis

This attractive collection of just 16 two- and three-bedroom Shared Ownership homes, available through Optivo, forms part of a beautifully-designed development of 99 homes in a landscaped setting just off New Barn Lane in North Bersted.

Tucked away in a peaceful cul-de-sac, these new homes provide plenty of space, light, high quality fixtures and fittings and off-street parking. With a choice of stylish houses, bungalows and apartments, there's something to suit everyone from single professionals and downsizers to growing families and those whose children have 'flown the nest.' Whichever home you choose, you can be confident that this new development will be a place you'll be proud to call home.



South Downs National Park



Bognor Regis



Chichester

Between Country and Coast, Your New Home

Bognor Regis is lively – especially in summer - with plenty to do from sailing and windsurfing to relaxing on the beach. Family members of all ages can enjoy a day out by the sea. When the sun goes down, Bognor Regis is home to fashionable bars and entertainment centres including the Picturedrome cinema and The Alexandra Theatre at the Regis Centre, which offers a programme of music, comedy and drama.

Chichester, just five miles away, is famed for its cathedral and the Festival Theatre in Oaklands Park, and for elegant Georgian streets, lined with shops, restaurants and café bars. Within half-an-hour's drive of North Bersted, you could be exploring the glorious nature reserve at Pagham Harbour or the stunning countryside of the South Downs National Park. The Weald & Downland Open Air Museum at Singleton, with its reconstructed houses, is a fascinating place to visit, as is Fishbourne Roman Palace, near Chichester – and there's always the thrill of motor racing, track days and horse-racing at Goodwood.

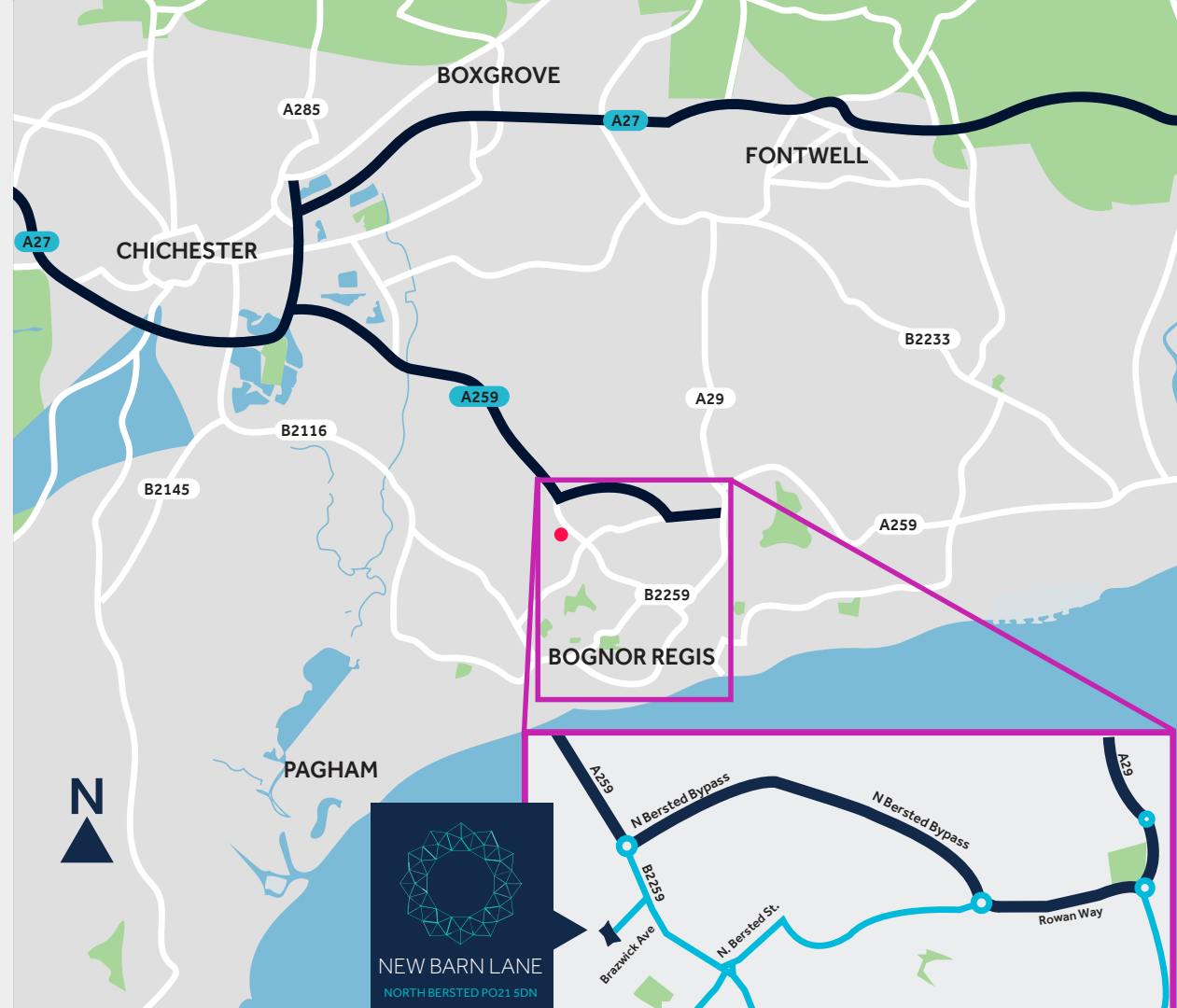
Transport

North Bersted has a good network of local bus services travelling to Bognor Regis and surrounding areas, and the 700 coastliner bus route travels between Littlehampton and Chichester.

By car, the A259 is just a mile away and this runs along the south coast from Folkestone in Kent to Havant in Hampshire, passing through Hastings, Eastbourne, Brighton, Worthing, Bognor Regis and Chichester. From Havant the A27(M) links with the A3(M) and the M27 to Portsmouth and Southampton.

From Bognor Regis railway station, just seven minutes' drive from North Bersted, the journey to London Victoria takes around one hour and 35 minutes and to Portsmouth Harbour, just under an hour.

From Chichester station, around 19 minutes' drive away, the journey to London Victoria is approximately 90 minutes and to Portsmouth Harbour just over half an hour. The services stop at Arundel, Horsham, Crawley, Three Bridges, Gatwick Airport, East Croydon and Clapham Junction.



Driving times and distances taken from AA route planner.
Rail times supplied by thetrainline.com



Specification

Kitchen

- Symphony Plaza kitchen
- Indesit integrated appliances: electric oven, gas hob, integrated extractor, washing machine, fridge/freezer and dishwasher
- Laminate work surface with matching upstand
- Stainless steel splashback behind hob

Bathroom

- Ideal Standard Tempo range white sanitaryware
- Frameless glass shower screen
- Large format ceramic wall tiling, full height around bath/shower
- Mirror above basin

Flooring

- Traditional oak laminate flooring to kitchen, living, dining area and bathroom
- Traditional oak laminate flooring to ground floor circulation areas in houses
- Neutral coloured twist-pile carpets to bedrooms, landing and stairs

Specifications may be subject to change due to Optivo's policy of continuous improvement and the finished product may vary from the information provided.

Onsite parking is specifically allocated to selected properties and cannot be changed or transferred. Under the planning obligations residents will not be able to apply for, transfer or purchase parking permits from the local borough council.

Security & Connectivity

- Mains-powered smoke and CO detection
- TV points to living area and all bedrooms (subject to owners' subscription)
- BT point in living area
- External security lights (houses only)
- Audio entry system (apartments only)
- Broadband service to be supplied by BT (subject to owners' subscription)

General



- Gas combi boiler, radiators with individual thermostatic controls
- Private rear garden (houses only)
- 10 Year Premier Warranty
- Dedicated off-street parking



Images are indicative of a typical Optivo specification.

Sitemap

Tenure Key

-  Optivo Shared Ownership Apartments
-  Optivo Shared Ownership Bungalows
-  Optivo Shared Ownership Houses
-  Optivo Rented Homes
-  Private Sale Homes



Apartments 1 - 6
11 Bowles Close

P/A = Play Area

Map not to scale
Landscaping is indicative only

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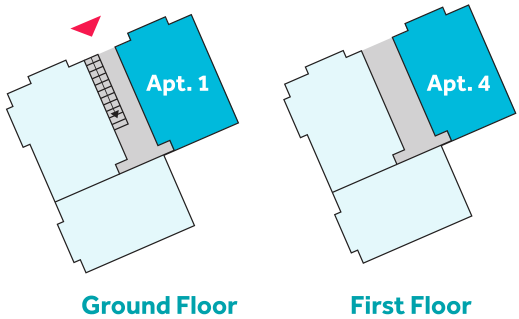
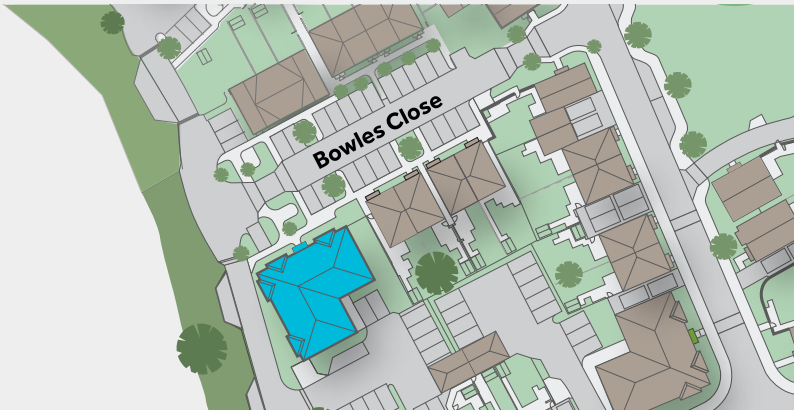
2 Bedroom Apartments

Gross Internal Area
70 sq m / 763 sq ft

Apartments 1 & 4
11 Bowles Close

Kitchen / Living / Dining	3.82m x 7.32m	12' 6" x 24' 0"
Bedroom 1	3.05m x 4.92m	10' 0" x 16' 2"
Bedroom 2	3.63m x 3.26m	11' 11" x 10' 8"
Bathroom	2.72m x 1.96m	8' 11" x 6' 5"

1 allocated parking space per apartment



2 Bedroom Apartments

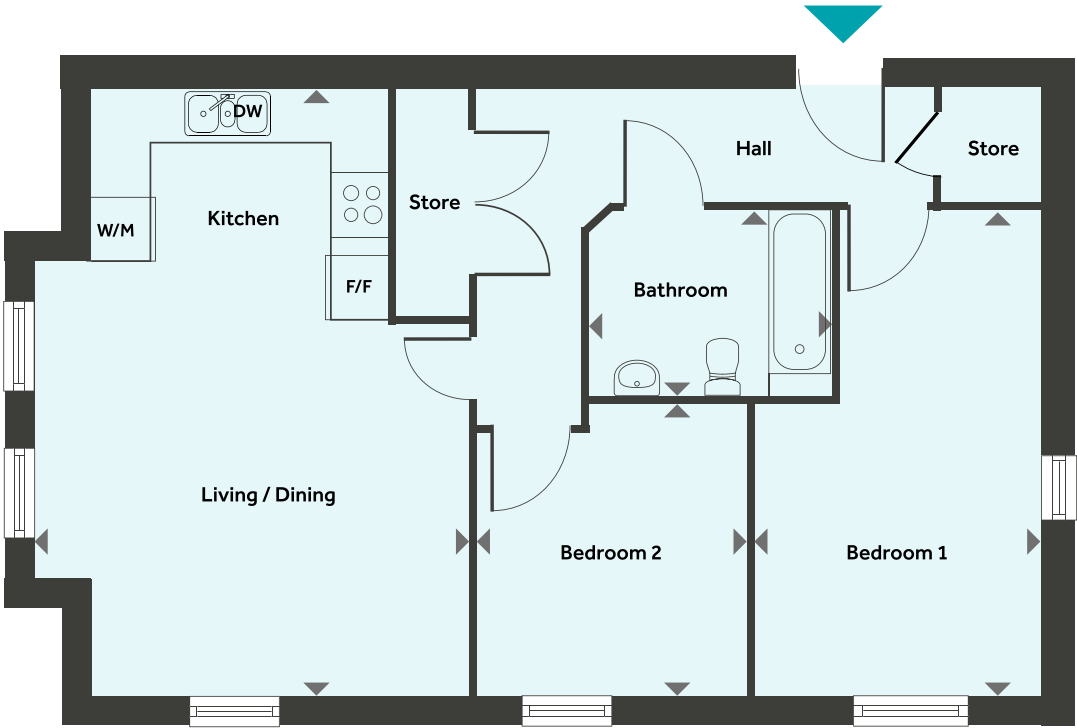
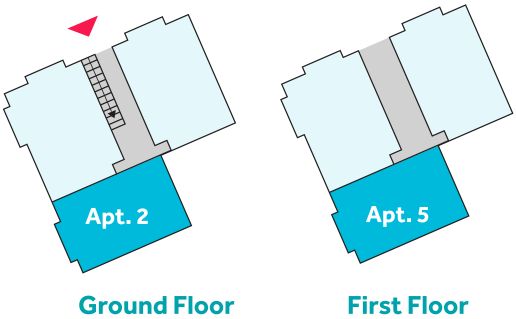
Gross Internal Area
66 sq m / 715 sq ft

Apartments 2 & 5

11 Bowles Close

Kitchen / Living / Dining	4.58m x 6.40m	15' 0" x 21' 0"
Bedroom 1	3.07m x 5.07m	10' 1" x 16' 7"
Bedroom 2	2.86m x 3.04m	9' 4" x 9' 11"
Bathroom	1.96m x 2.54m	6' 5" x 8' 4"

1 allocated parking space per apartment



F/F
(Fridge Freezer)

W/M
(Washing Machine)

DW
(Dishwasher)

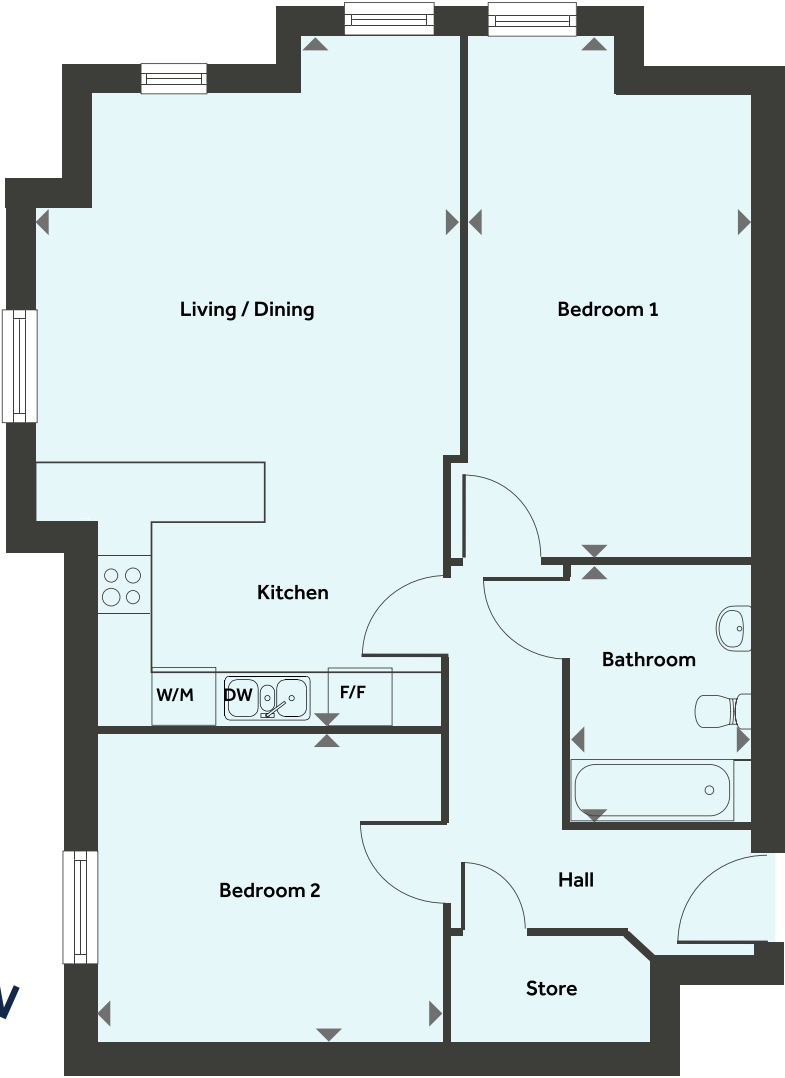
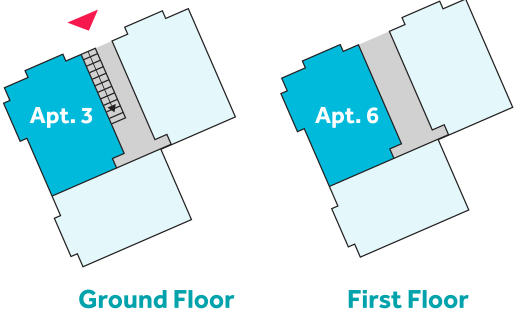
2 Bedroom Apartments

Gross Internal Area
72 sq m / 785 sq ft

Apartments 3 & 6
11 Bowles Close

Kitchen / Living / Dining	4.42m x 7.32m	14' 6" x 24' 0"
Bedroom 1	3.05m x 5.52m	10' 0" x 18' 1"
Bedroom 2	3.63m x 3.26m	11' 11" x 10' 8"
Bathroom	1.96m x 2.72m	6' 5" x 8' 11"

1 allocated parking space per apartment



F/F
(Fridge Freezer)
W/M
(Washing Machine)
DW
(Dishwasher)

2 Bedroom Bungalow

Gross Internal Area
66 sqm / 715 sq ft

24 Potters Way

Kitchen / Living / Dining	5.06m x 6.69m	16' 7" x 21' 11"
Bedroom 1	3.39m x 3.92m	11' 1" x 12' 11"
Bedroom 2	3.40m x 2.67m	11' 2" x 8' 9"
Bathroom	3.40m x 2.32m	11' 1" x 7' 7"

2 allocated parking spaces



F/F
(Fridge Freezer)

W/M
(Washing Machine)

DW
(Dishwasher)

3 Bedroom Bungalow

Gross Internal Area
93 sqm / 1008 sq ft
16 Potters Way

Kitchen / Living / Dining	9.73m x 3.35m	31' 11" x 10' 11"
Bedroom 1	3.77m x 3.77m	12' 4" x 12' 4"
Bedroom 2	4.55m x 3.54m	14' 11" x 11' 7"
Bedroom 3	4.19m x 2.56m	13' 9" x 8' 4"
Bathroom	3.77m x 2.32m	12' 4" x 7' 7"

Garage and 1 allocated parking space



F/F
(Fridge Freezer)

W/M
(Washing Machine)

DW
(Dishwasher)

2 Bedroom Houses

Gross Internal Area

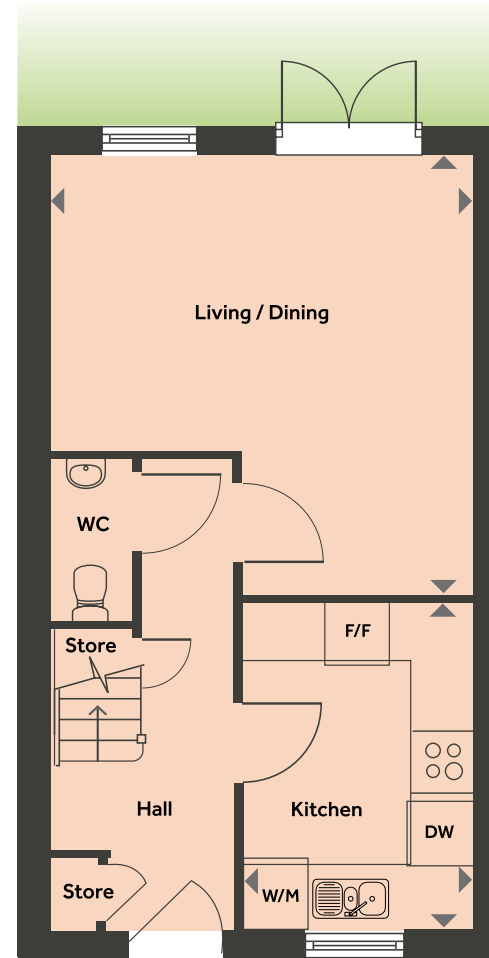
71 sqm / 773 sq ft

42*, 44, 46* & 48 Potters Way

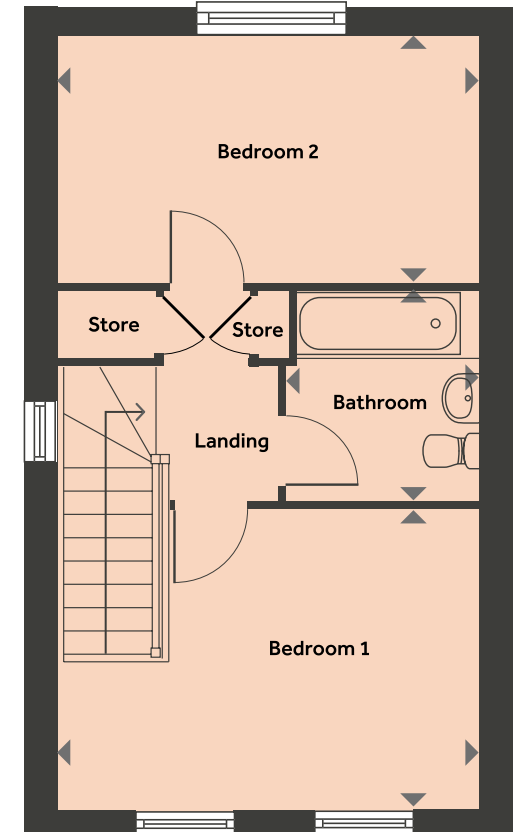
*Mirrored / handed version

Kitchen	2.39m x 3.42m	7' 10" x 11' 2"
Living / Dining	4.42m x 4.61m	14' 6" x 15' 1"
Bedroom 1	4.42m x 3.15m	14' 6" x 10' 4"
Bedroom 2	4.42m x 2.60m	14' 6" x 8' 6"
Bathroom	2.04m x 2.22m	6' 8" x 7' 3"

2 allocated parking spaces to number 48,
1 allocated parking space to numbers 42, 44 & 46.



Ground Floor



First Floor

F/F
(Fridge Freezer)

W/M
(Washing Machine)

DW
(Dishwasher)

3 Bedroom Houses

Gross Internal Area

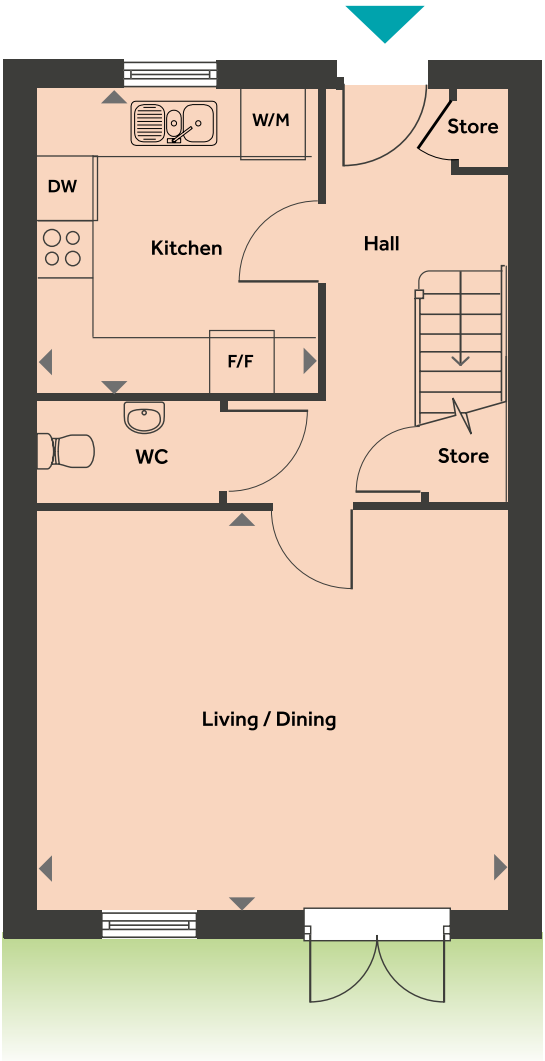
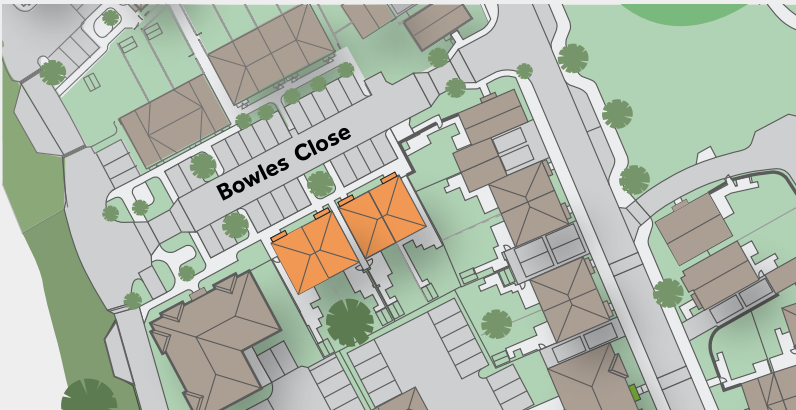
85 sqm / 920 sq ft

3*, 5, 7* & 9 Bowles Close

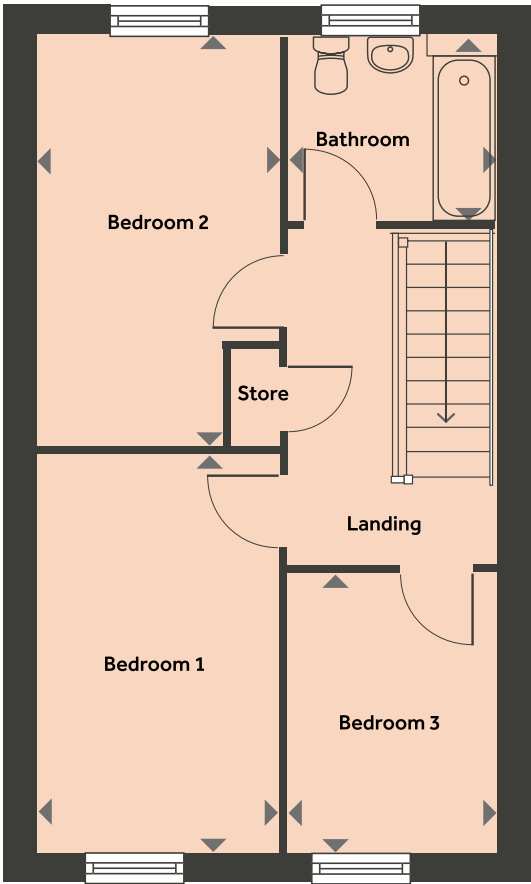
*Mirrored / handed version

Kitchen	2.99m x 3.17m	9' 9" x 10' 5"
Living / Dining	4.98m x 4.17m	16' 4" x 13' 8"
Bedroom 1	2.73m x 4.15m	8' 11" x 13' 7"
Bedroom 2	2.73m x 4.34m	8' 11" x 14' 2"
Bedroom 3	2.18m x 2.93m	7' 2" x 9' 7"
Bathroom	2.38m x 1.95m	7' 8" x 6' 4"

2 allocated parking spaces per house.



Ground Floor



First Floor

- F/F
(Fridge Freezer)
- W/M
(Washing Machine)
- DW
(Dishwasher)



Images are indicative of a typical Optivo specification.

Call now to arrange your viewing
0800 012 1442

sales@optivo.org.uk **www.optivosales.co.uk**

New Barn Lane is a marketing name only. These particulars are set out in good faith and are intended to give a general idea of property types but they do not form part of any specification or contract. The dimensions are approximate and may vary depending on interior finish. By the time you read this, some of the details may have changed because of the Optivo policy of continually updating and improving design features. Therefore, please be sure to check the plans and specification with a member of the Optivo sales team. June 2020



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