

7 Sunnymead Drive, Selsey

Guide Price £425,000 Freehold

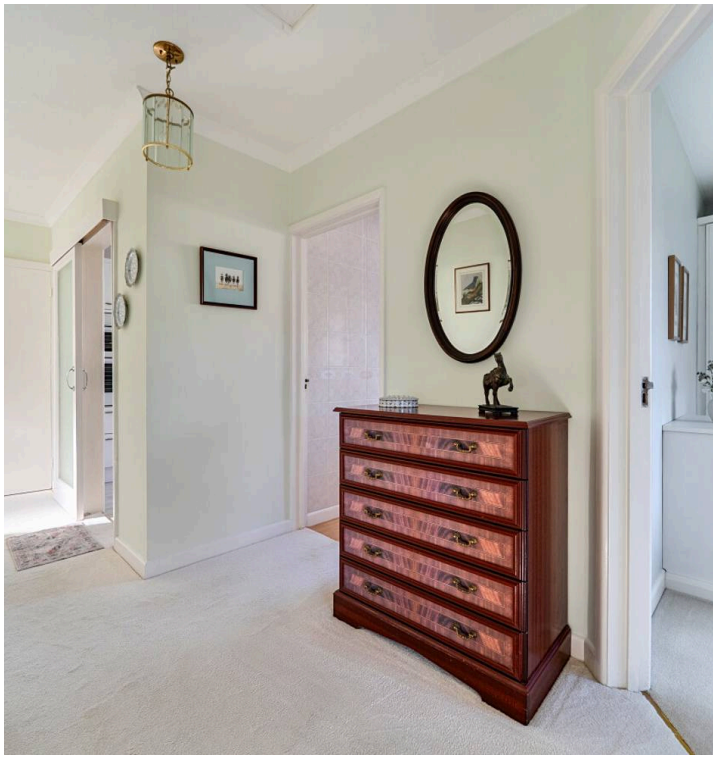
Henry Adams
estate agents

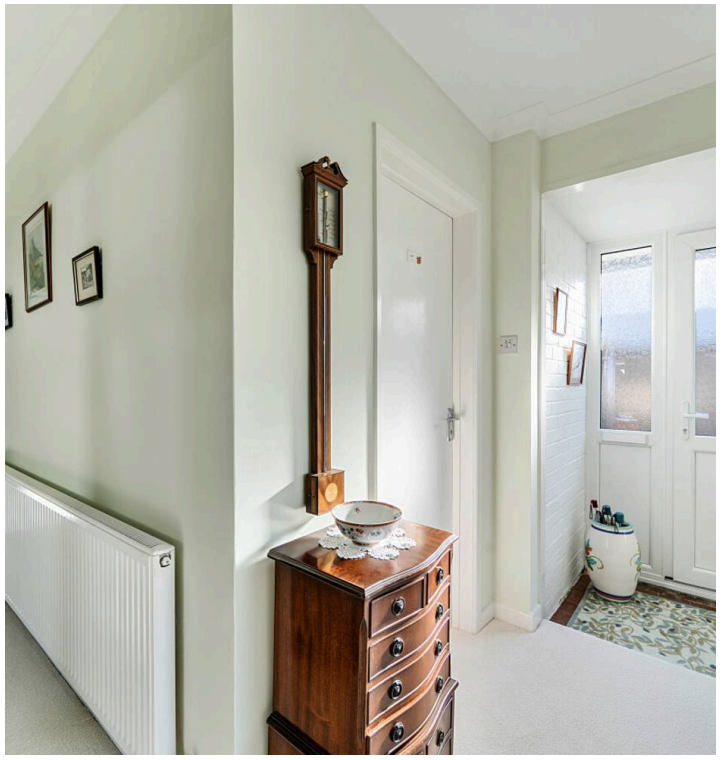
7 Sunnymead Drive

Selsey, Chichester

This well presented detached bungalow is situated in a sought after location, offering a rare opportunity for those seeking comfortable single-level living close to the coast. The property features three bedrooms (with one currently arranged as a dining room), providing flexibility for family living or entertaining guests. The bathroom is fitted with both a shower and a bath, catering to all preferences. The bright and airy living spaces are complemented by tasteful décor, creating a welcoming atmosphere throughout. The kitchen is thoughtfully designed with ample storage and workspace, ideal for home cooking. The property also benefits from a generous driveway with space for multiple cars, as well as a single garage, ensuring convenience for homeowners and visitors alike. With no onward chain, this bungalow is ready for immediate occupation, making it an attractive proposition for buyers looking to move swiftly. Its enviable location places it within easy reach of the beach, local amenities, and a regular bus route, ensuring everything you need is close at hand.

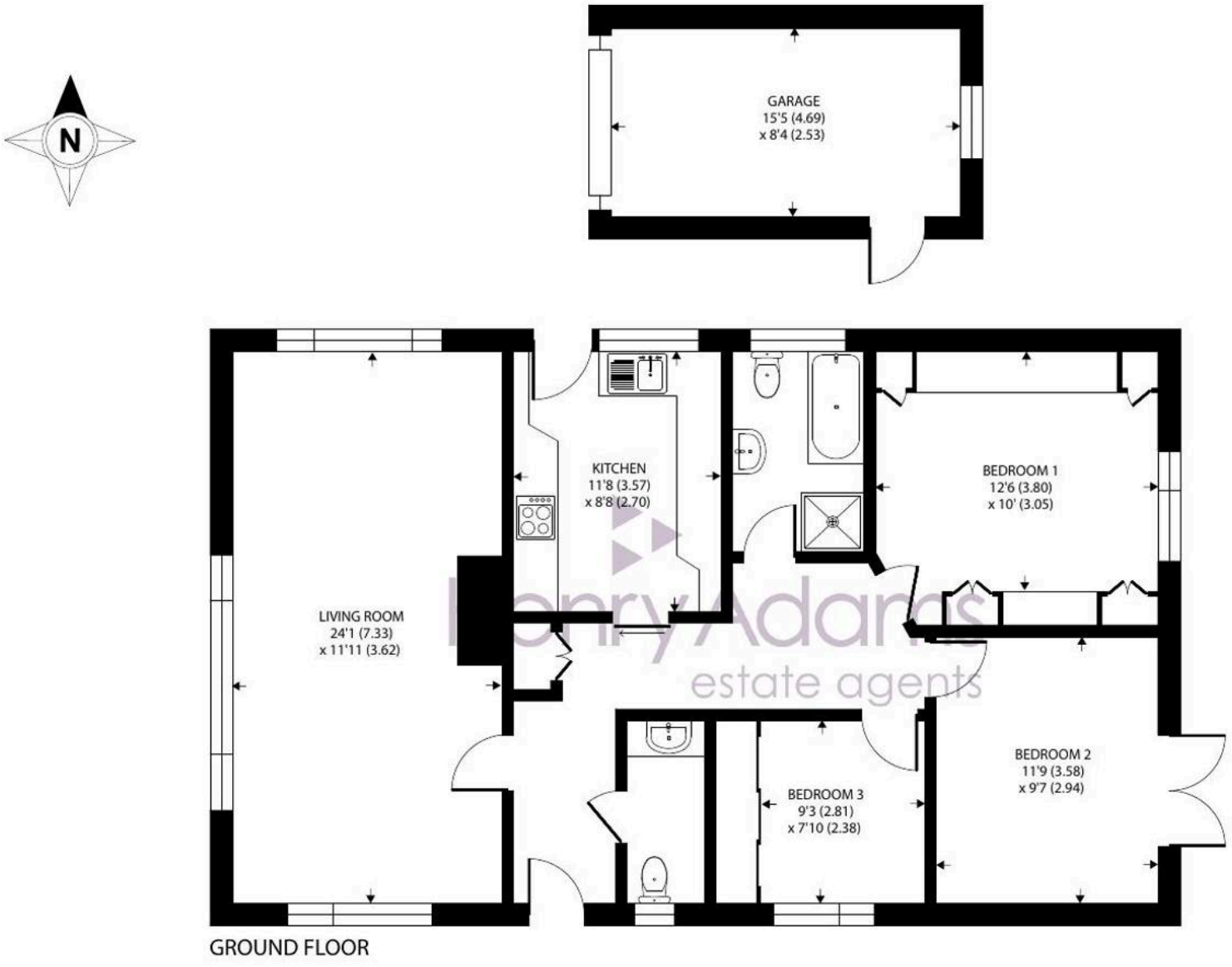
- Detached bungalow in sought after location
- Large triple aspect' living room (could be used as a lounge/diner)
- Well presented throughout and well maintained gardens
- Three bedrooms (one currently used as a dining room)
- Bathroom with both shower & bath











Approximate Area = 991 sq ft / 92 sq m
Garage = 128 sq ft / 11.8 sq m
Total = 1119 sq ft / 103.8 sq m

For identification only - Not to scale









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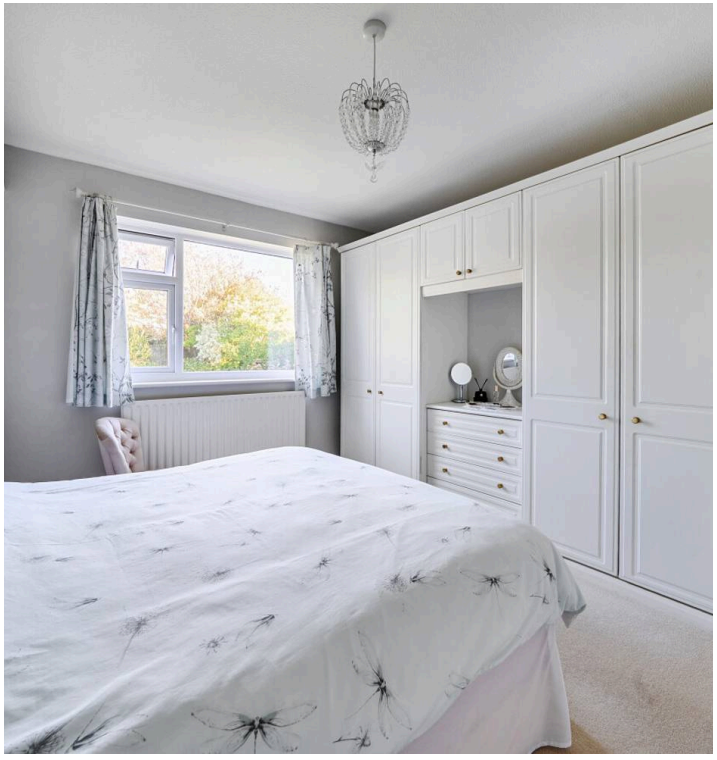
Selsey, Chichester

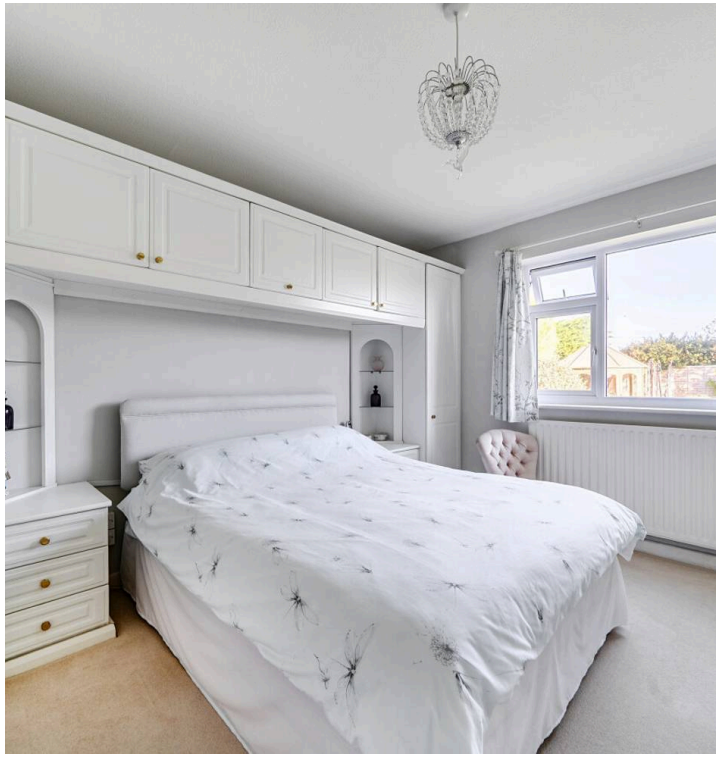
The outside space is equally impressive, with a well maintained front garden laid to lawn, complemented by a shaped flower bed and an area laid to paving, perfect for displaying seasonal blooms. A side pathway provides access to the rear garden, which offers a paved seating area ideal for relaxing or entertaining outdoors. The remainder of the rear garden is laid to lawn and enhanced by established flower and shrub borders, adding colour and privacy. There is also a wooden summer house, providing a versatile space for hobbies or simply enjoying the garden views. Rear access into the garage is available from the garden, offering additional practicality for storage or workshop needs. This delightful bungalow combines comfortable accommodation with attractive and functional outdoor areas, making it a perfect choice for those seeking a peaceful yet convenient lifestyle by the coast.

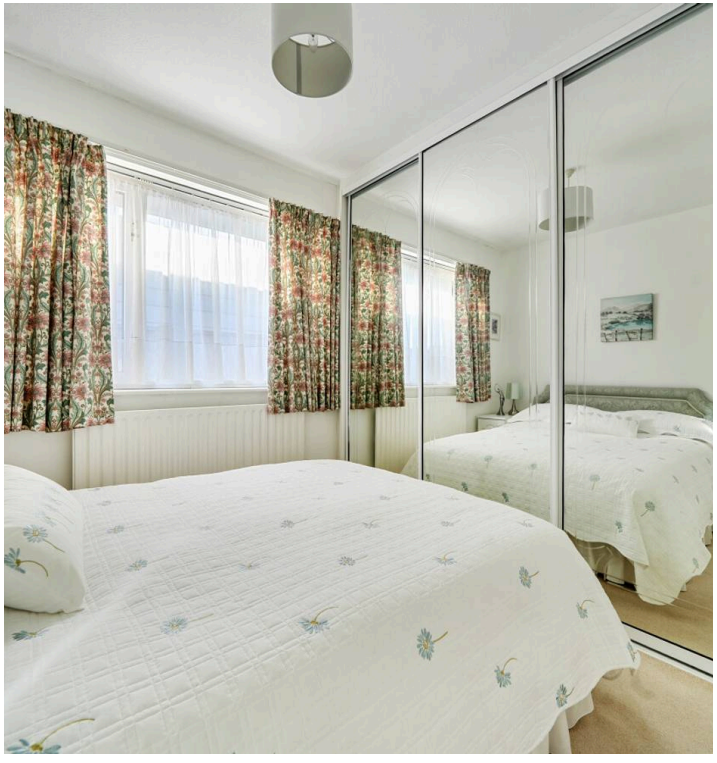
Council Tax band: D, £2,524.40

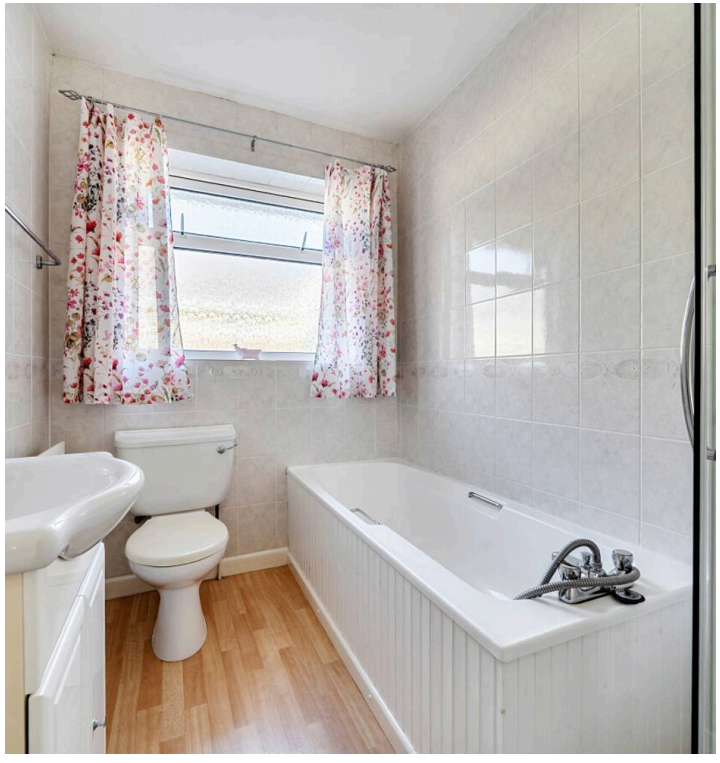
EPC Energy Efficiency Rating: D

- Separate cloakroom
- Located in close proximity to the beach, bus route and amenities
- Generous driveway with space for multiple cars
- Single garage
- No onward chain











Henry Adams - Selsey

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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.