



This deceptively spacious Detached Bungalow is set within a generous sized plot and located on the much desired private Pagham Beach Estate with direct views and access onto the beach front. The property comprises of two double Bedrooms, the Master Bedroom also benefits from a modern fitted Shower Room. Furthermore there is a modern Shower Room both with under floor heating, spacious south facing Lounge, high specification ' Neptune ' Kitchen with under floor heating, built in appliances and slate flooring, Dining Room with stunning views over the beach front, a spacious Entrance Hall and UPVC double glazing porch. Further benefits include UPVC double glazing, gas fired central heating, new carpets and recently decorated throughout. Outside to the front is a 71 ft. Garden which is mainly laid to lawn. There is space for numerous vehicles, a Detached Garage and a pathway leading to the Entrance. To the Rear is a private decked Garden which enjoys picturesque views over the ocean front and has the benefit of access onto the Beach. Viewing is a must to appreciate the unique position and stunning condition of living this property has to offer. This property is not suitable for those on housing benefit without a guarantor and is available beginning of June 2018. Pets considered.

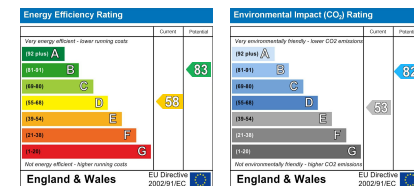
Sea Urchins, 91 West Front Road, Pagham, Bognor Regis, West Sussex, PO21 4TB

£1,300 Per Month |



TOTAL APPROX. FLOOR AREA 1265 SQ.FT. (117.5 SQ.M.)

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale
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Viewing Strictly By Appointment through Whitlocks Estate Agents

NOTE – Gas or electric appliances, boiler, central heating system or any other services or appliances which may be at the property have not been tested.

IMPORTANT NOTICE – PROPERTY MISDESCRIPTIONS ACT 1991 For clarification, Whitlocks Estate Agents wishes to inform prospective purchasers, that these sales particulars have been prepared in good faith to give a fair overall view of the property. We have not undertaken a structural survey, nor tested any of the services, appliances, equipment or facilities are in good working order. Any area, distances, measurements or floor plans are referred to are given as a GUIDE ONLY and should not be relied upon. If such details are fundamental to a purchase please contact the office for further information. All measurements are approximate and should not be relied upon for carpets or furnishings.