



8 Hunnisett Close, Selsey

Guide Price £425,000 Freehold

8 Hunnisett Close

Selsey, Chichester

Stunning, light & spacious end-terraced house, situated on a small and sought after development, presenting a fantastic opportunity for those desiring a stylish and comfortable residence. With a well presented interior throughout, this property offers a blend of contemporary living spaces and practical amenities, making it an ideal home for growing families, discerning individuals or even those down-sizing.

The ground floor comprises a welcoming entrance hallway, with useful coat cupboard, leading to a modern kitchen, equipped with ample storage. The generous, open-plan, living/dining room offers flexibility for both formal entertaining and relaxed every-day living, as well as French doors to the sunny garden. Additionally a convenient guest w/c and large, utility storage cupboard can be found on this level.

Ascending to the first floor, the property further impresses with three well-proportioned, double bedrooms, each tastefully decorated and benefitting from natural light. The main bedroom on this floor features an en-suite shower room and built in double wardrobe, providing convenience. A modern family bathroom completes this floor, offering space for relaxation and rejuvenation.

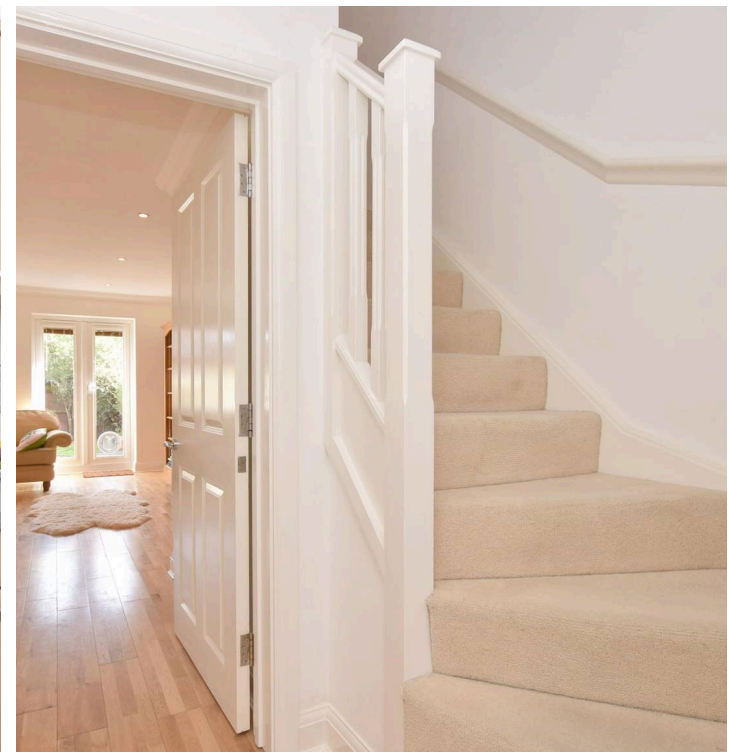
Council Tax band: D

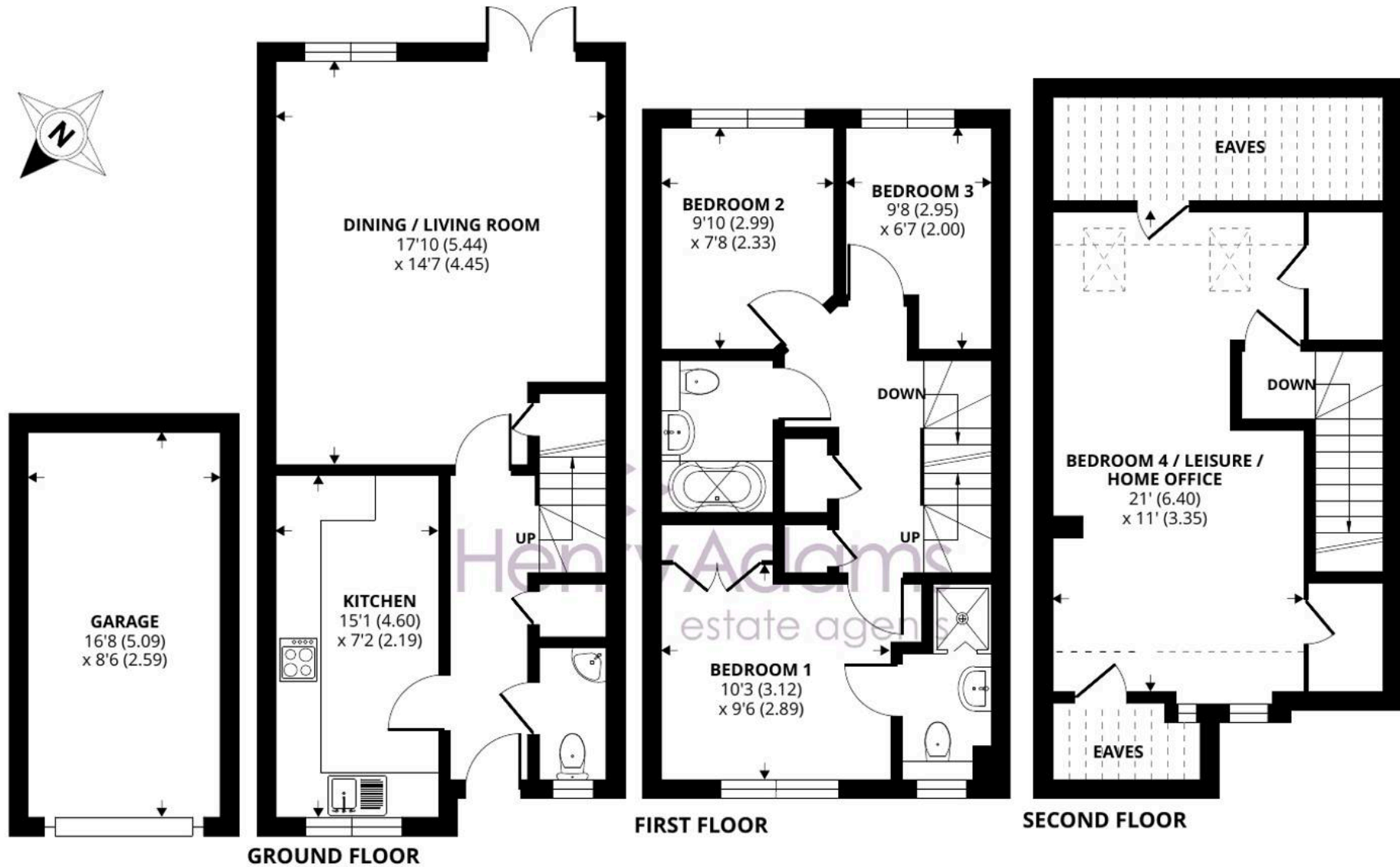
Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Stunning, spacious & bright, end of terrace townhouse on a small & popular development in a peaceful, yet convenient location.





Approximate Area = 1171 sq ft / 108.7 sq m
Limited Use Area(s) = 137 sq ft / 12.7 sq m
Garage = 141 sq ft / 13 sq m
Total = 1449 sq ft / 134.6 sq m

For identification only - Not to scale

Denotes restricted
head height





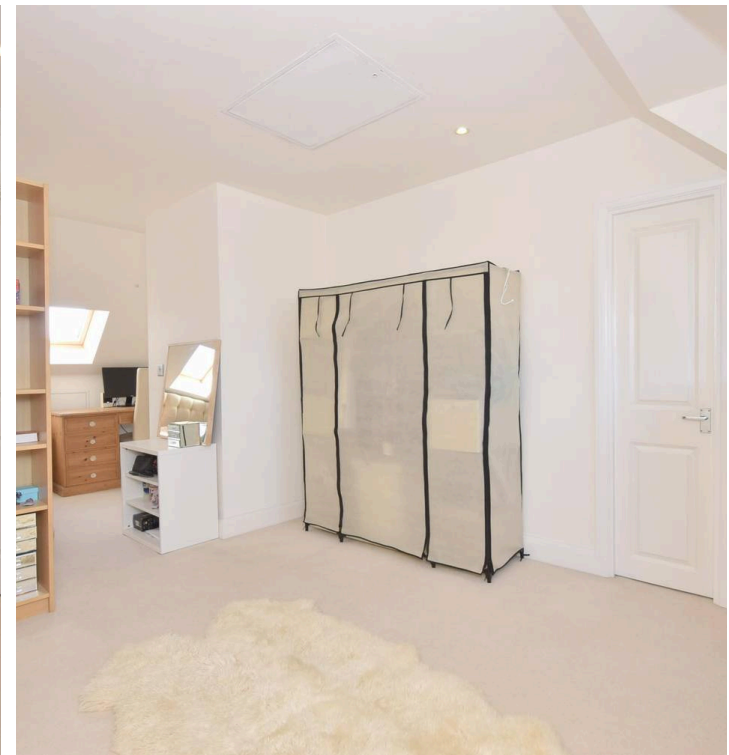
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The top floor of this property hosts a remarkable 21ft x 11ft (max measurements) bedroom, offering a versatile space that can be tailored to suit individual needs. With its expansive dimensions and enviable proportions, including multiple wardrobes, this room presents endless possibilities, whether utilised as a spacious bedroom, home office or leisure area. There is also eave space and loft access providing ample storage.

Externally, the property has an adjacent, block paved driveway providing off-road parking and an adjacent garage, ensuring convenience for multiple vehicles or additional storage needs. To the rear, a south east facing garden awaits, with additional gated access, providing a tranquil outdoor space for al fresco dining, recreational activities or simply basking in the sunshine.

- Stunning, spacious & bright, end of terrace townhouse on a small & popular development in a peaceful, yet convenient location.
- Well presented throughout
- Four bedrooms, one with an en-suite shower room
- Versatile & spacious 21ft x 11ft top floor room.
- Cloakroom, en-suite shower room and family bathroom
- Plenty of storage
- Level walk to shops, schools, bus stop & local amenities, including restaurants & cafes
- Close to beach & relaxing nature reserve
- Garage & driveway.
- Sunny south east facing rear garden.



Selsey Beach



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.