



9 Vincent Road, Selsey

Guide Price **£630,000** Freehold

9 Vincent Road

Selsey, Chichester

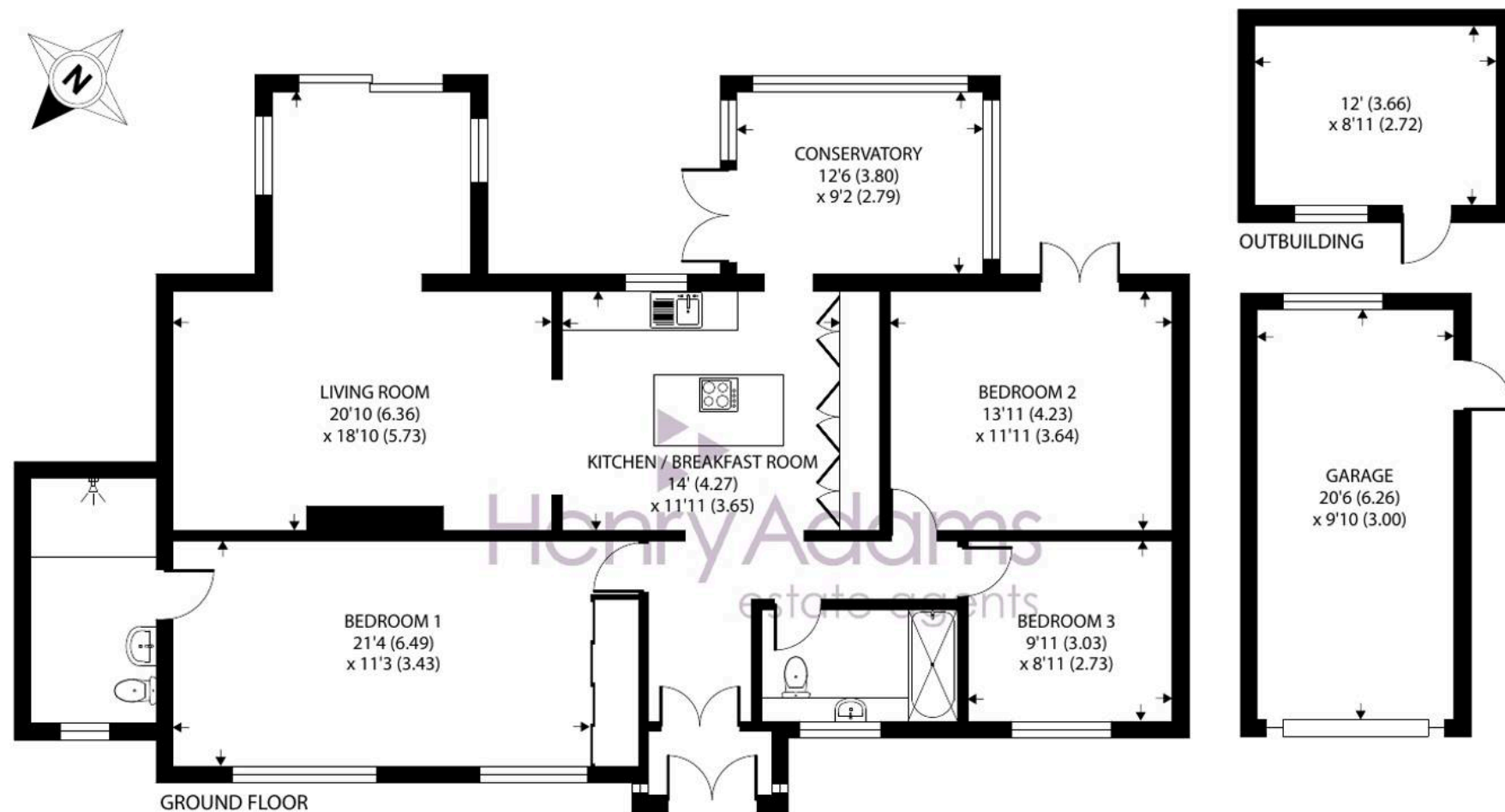
Nestled on the sought after western side of the charming coastal village of Selsey, this spacious detached bungalow presents an exceptional opportunity for those in search of a beautifully presented residence in an enviable location.

The property has undergone significant modernisation since 2020, offering a perfect blend of contemporary living spaces whilst maintaining a sense of charm. Upon entering, one is greeted by a welcoming atmosphere that resonates throughout the home. The heart of the property lies within the kitchen breakfast room, complete with integrated appliances and ample space for dining, providing a perfect setting for both casual breakfasts and elaborate dinners.

The accommodation comprises, spacious living room, conservatory, three double bedrooms, with the main bedroom boasting an impressive 21ft with build in wardrobes, exuding a sense of luxury and comfort. Furthermore, the main bedroom includes its very own en-suite shower room, allowing for added convenience and privacy. Accompanying the en-suite is a well-appointed family bathroom, providing residents with additional comfort and functionality.

Externally, the property benefits from a south westerly facing garden, a tranquil space perfect for relaxing in the afternoon sun or entertaining guests during warm summer evenings. Additional amenities include a double driveway and a single garage.





Approximate Area = 1445 sq ft / 134.2 sq m

Garage = 202 sq ft / 18.7 sq m

Outbuilding = 107 sq ft / 9.9 sq m

Total = 1754 sq ft / 162.8 sq m

For identification only - Not to scale





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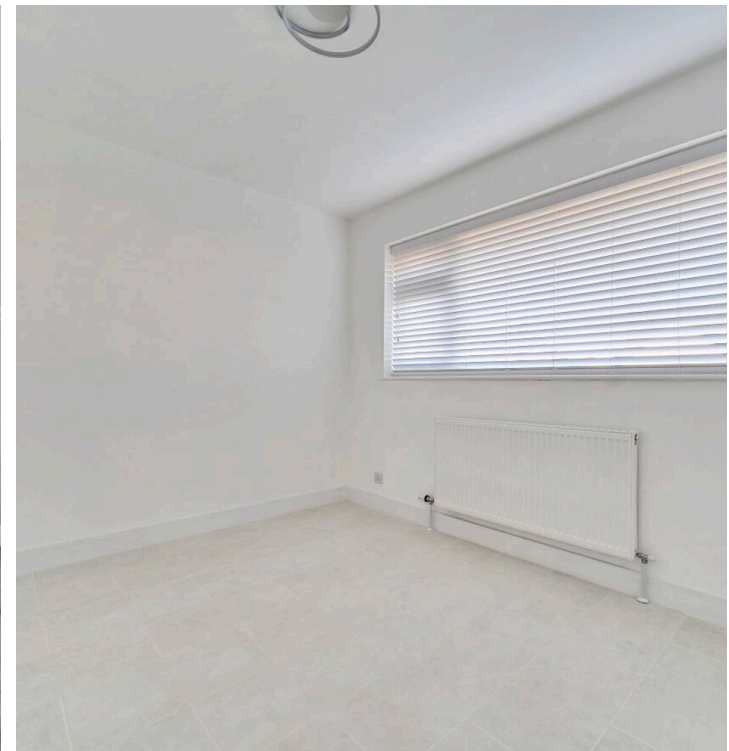
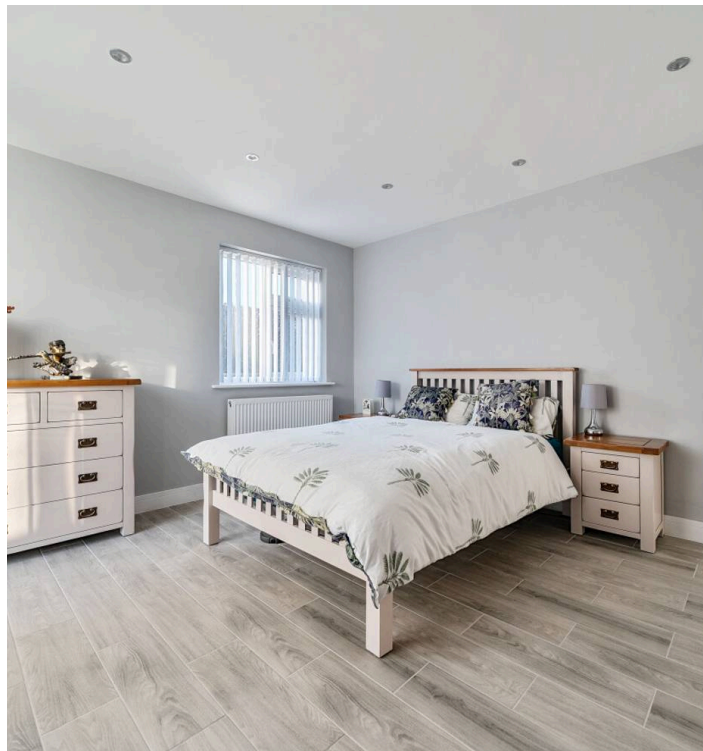
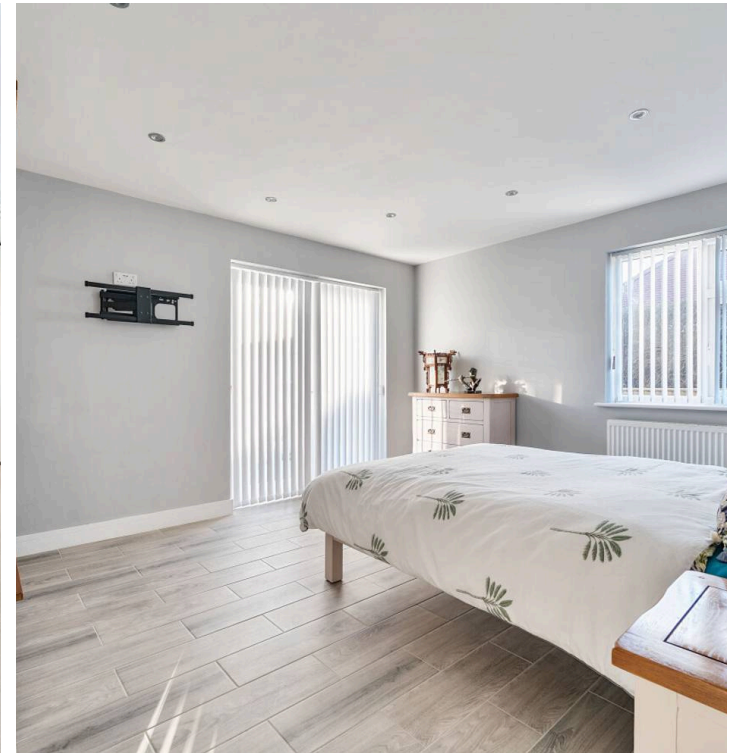
Beautiful modernised detached bungalow. 3 double bedrooms, 21ft main bedroom with en-suite. Living room & conservatory, kitchen with integrated appliances. South westerly garden, double driveway, garage. EPC-tbc Council tax-E
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

- Spacious Detached Bungalow
- Sought After Location On The Western Side Of Selsey
- Beautifully presented throughout
- Kitchen Breakfast Room With Integrated Appliances
- Three Double Bedrooms With Generous 21ft Main Bedroom
- En-Suite Shower Room & Family Bathroom
- Subject to significant modernisation since 2020
- South Westerly Facing Garden
- Double Driveway & Single Garage





Henry Adams - Selsey

Henry Adams LLP, 122 High Street, Selsey - PO20 0QE

01243 606789

selsey@henryadams.co.uk

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.