



## Tanglewood, Danefield Road, Selsey

Guide Price £770,000 Freehold



# Tanglewood, Danefield Road

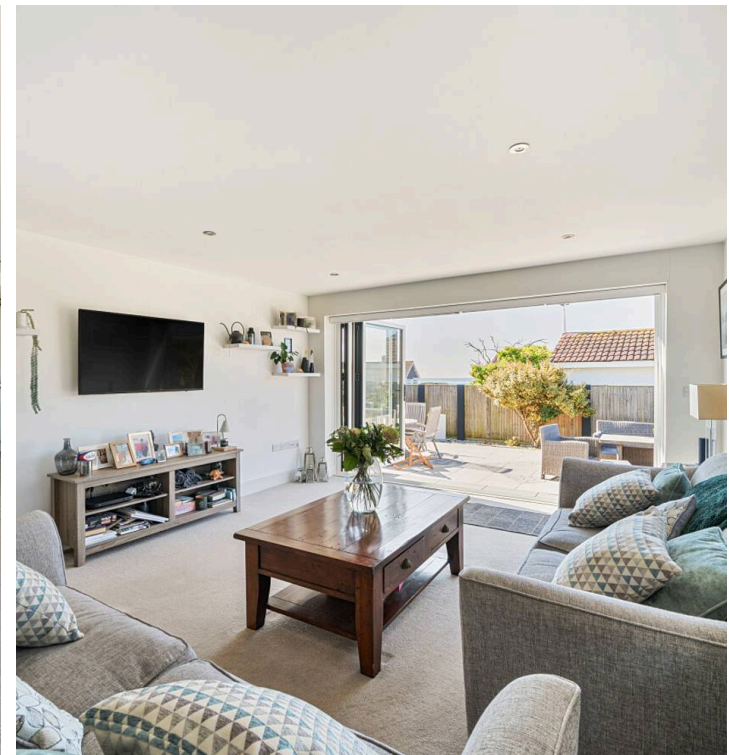
## Selsey

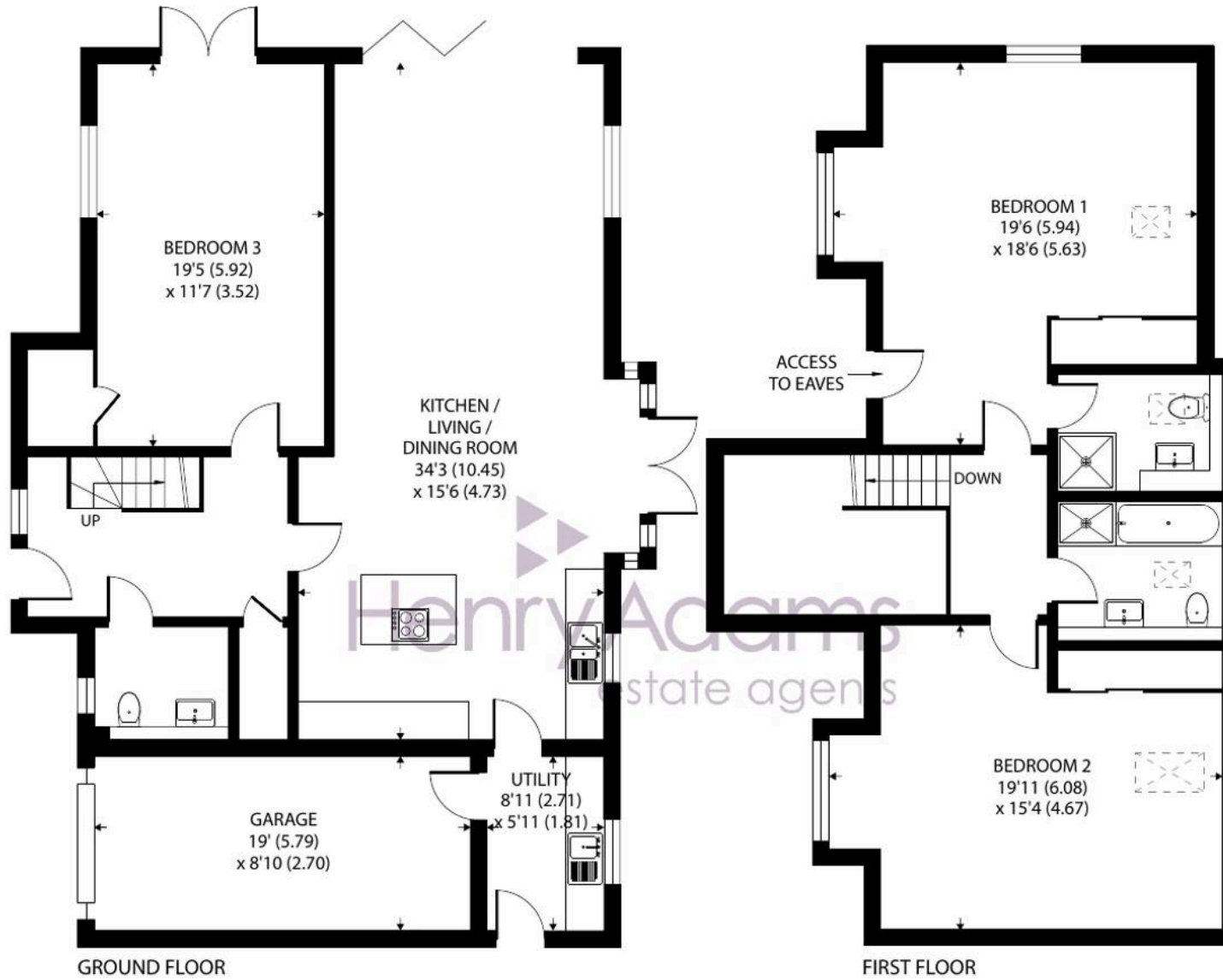
Introducing a superbly appointed contemporary Scandia Hus chalet style home located on the desirable western side of Selsey, this exceptional property offers a coastal lifestyle within close proximity to the beachfront. Boasting panoramic views of the Solent and the picturesque Isle of Wight, this residence effortlessly combines modern living with stunning vistas.

Upon entering the property, one is greeted with a sense of space and light, accentuated by the vaulted hallway and tasteful decor throughout. The three generously proportioned double bedrooms provide ample accommodation, with the principal bedroom benefiting from an en-suite shower room bathroom for added privacy and convenience. A further family bathroom serves the additional bedrooms, completing the upper level.

The heart of the home lies in the expansive 32ft open plan living room and kitchen area, ideal for both relaxing and entertaining. The seamless flow between the living space and the kitchen - itself benefiting from a number of integrated appliances - creates a welcoming atmosphere, perfect for every-day living or hosting guests. In addition to the kitchen there is a separate utility room and a ground floor cloakroom which to the practicality of the layout, ensuring comfort and ease of living. The home also has the added benefit of solar panels, helping to ease the burden of rising energy prices and assisting with making a more efficient home. Council Tax band: E, EPC Energy Efficiency Rating: B

- Beautifully presented contemporary house on western side of Selsey
- Scandia Hus built in 2018





Approximate Area = 1838 sq ft / 170.8 sq m

Garage = 169 sq ft / 15.7 sq m

Total = 2007 sq ft / 186.5 sq m

For identification only - Not to scale









# Tanglewood, Danefield Road

## Selsey

A standout feature of this property is its close proximity to the beach, situated approximately 100m away, offering residents the opportunity to enjoy the convenient benefits of coastal living. The gardens, which wrap around two sides of the home, command attention with their South and Westerly orientations, providing the perfect setting for outdoor enjoyment and relaxation.

The garden was designed in conjunction with the current owner and professional landscaper with a generous patio area ideal for entertaining, dining, and relaxing. In addition there is a self-contained, hard-standing vegetable garden and Victorian-style greenhouse enhances the external area. Convenience is further enhanced by the presence of twin driveways, enabling off-road parking for multiple vehicles, along with a garage for secure storage. This practical feature adds to the overall functionality of the property, catering to the modern homeowner's needs.

Set against a backdrop of picturesque coastal views, this beautifully presented residence offers a sense of luxury and sophistication, offering a unique opportunity to embrace seaside living at its finest. With its combination of stylish interior, spacious accommodation, and enviable location, this property represents a rare find in the desirable coastal town of Selsey.







## 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.