

THE PARKWAY, RUSTINGTON



## The Parkway, Rustington, BN16 2BS

Freehold

Three Double Bedrooms • Detached House • CHAIN FREE • Garage & Driveway • Prestigious Sea Estate! • In Need of Modernisation • New Boiler • Solar Panel for Water • Fantastic Location Close to the Beach • Approx. 1409 sq. ft (130.9 sq. m)

*Cooper Adams*

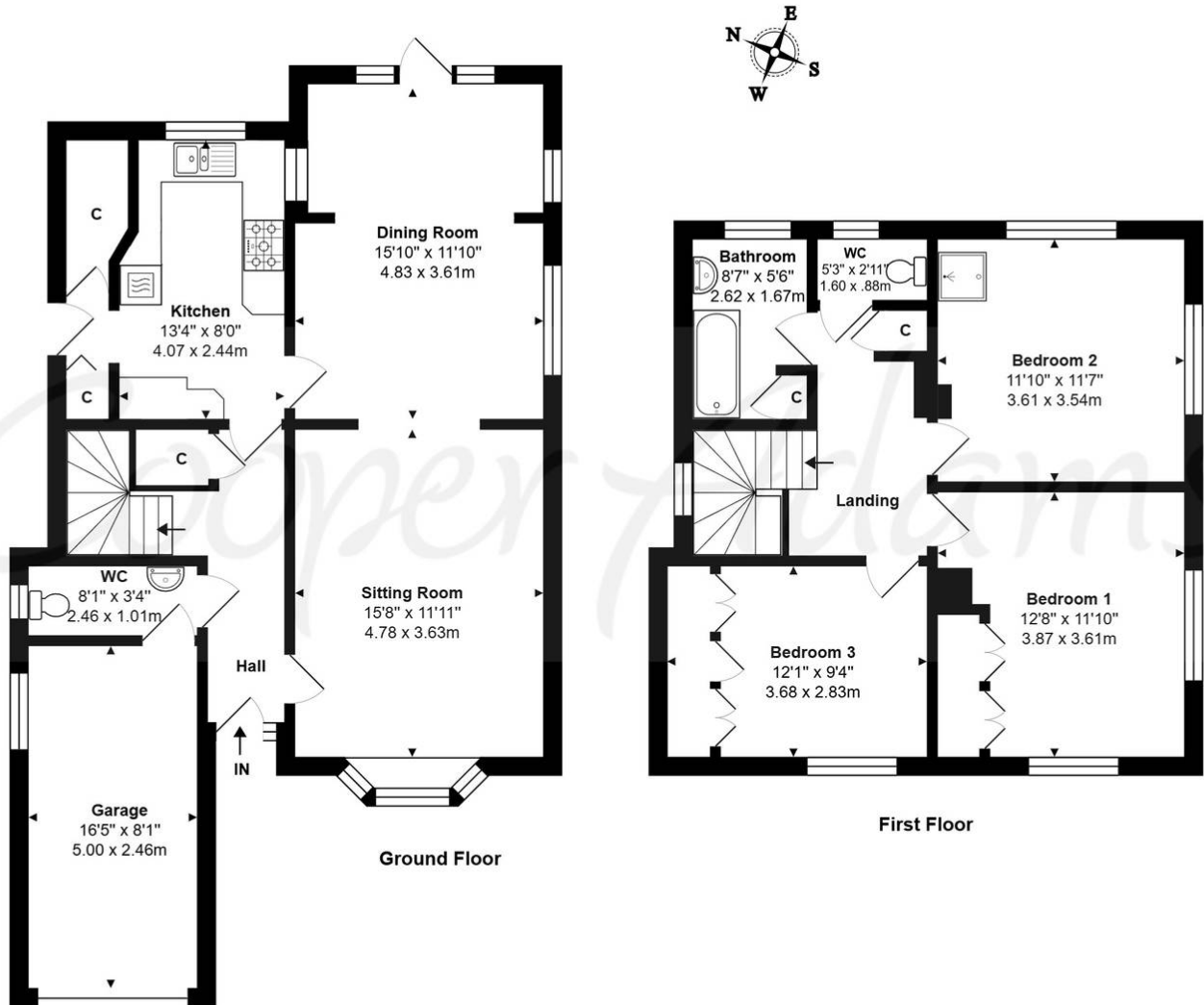
Come and take a look at this CHAIN FREE, three double bedroom detached bungalow nestled within the prestigious Sea Estate! Situated in a sought-after location, this property offers a unique opportunity for those seeking to put their own stamp on a property with fantastic modernisation potential. Boasting a secluded rear garden which is abundant with mature planting for a sense of privacy, providing an outside space for relaxation and entertaining family and friends. Additional benefits include a new boiler and solar panels for water, garage and driveway. You do not want to miss the opportunity to make this property your own and create the lifestyle you have always dreamed of!

The seller requires a 'Reservation Agreement' to protect serious buyers as they proceed to exchange of contracts.



Rustington, a charming seaside village in West Sussex, offers a welcoming community, excellent shops, restaurants, and nearby leisure activities like sailing and golf. Its unspoiled pebble beach is perfect for peaceful walks, providing a serene escape just minutes away. Ideally located for all amenities, Rustington is a delightful place to live and unwind.





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Total Area: 1409 ft<sup>2</sup> ... 130.9 m<sup>2</sup> (Includes Garage)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.  
 This plan is for illustrative purposes only and should be used as such by any prospective purchaser.  
 Created by Jtm 2024

Council Tax band: F, EPC Energy Efficiency Rating: D

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