



Chiltern Close, East Preston

Freehold

A four-bedroom semi-detached house • Plot size 0.08 Acres • A short walk to East Preston Village amenities, beach, bars and restaurants • South facing garden • Ample driveway parking and garage • 19ft width rear conservatory • Call Cooper Adams today to arrange your appointment 01903 770055

Cooper Adams

This spacious house is located in the quiet neighbourhood of East Preston, close to shops and amenities, beach, bars and restaurants. The property benefits from four bedrooms, three of which are on the ground floor making this home versatile, furthermore there are two bathrooms, a large separate living room with French style doors into the conservatory, and a modern fitted kitchen that opens out to conservatory again which is 19ft in width. Swiftly from here you can find the private rear south-facing garden is of generous size perfect for the summer to enjoy peacefully or an excellent place to entertain family and friends. There is a garage and ample parking.

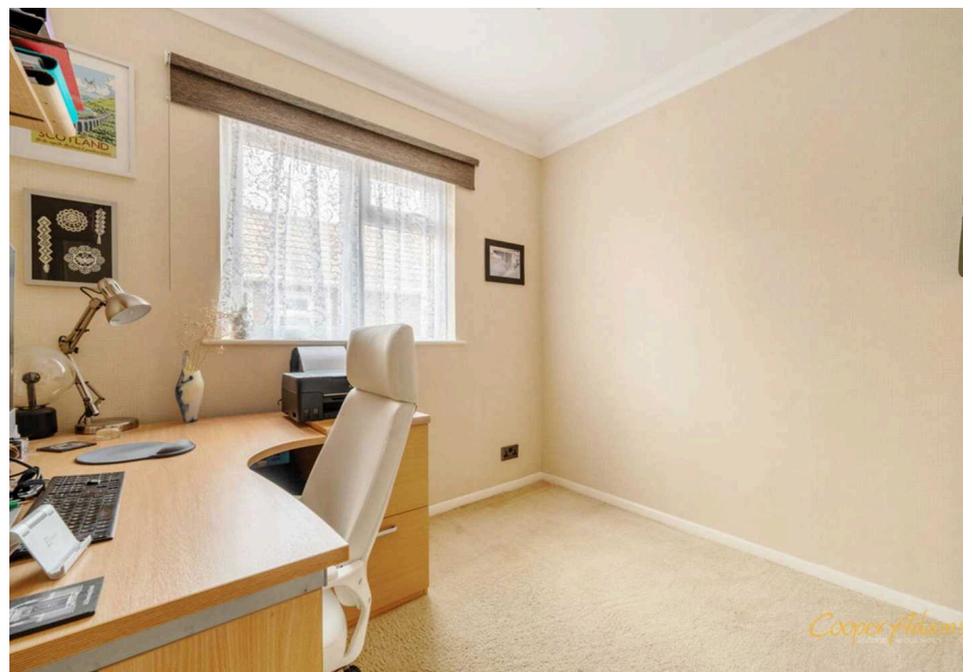
This property is "Legally Prepared." Cooper Adams has gathered key documents, including the title, plans, property forms, warranties, and EPC. Buyers must request these before offering.

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

Council Tax band: D



East Preston, a charming seaside village in West Sussex, offers a strong sense of community with shops, restaurants, schools, and leisure clubs nearby. Its peaceful pebble shoreline is perfect for relaxing walks. Ideally located near the South Downs, it combines the best of country and seaside living.



Chiltern Close, East Preston, West Sussex, BN16

Approximate Area = 1327 sq ft / 123.2 sq m
 Limited Use Area(s) = 406 sq ft / 37.7 sq m
 Garage = 133 sq ft / 12.3 sq m
 Total = 1866 sq ft / 173.2 sq m

For identification only - Not to scale



Denotes restricted head height



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © ntrchecom 2024. Produced for Cooper Adams Estates Limited. REF: 1135070

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