



6 Inglewood Close | Aldwick | Bognor Regis | West Sussex | PO21 4LA

Price **£595,000** | Freehold

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JUST BUNGALOWS

6 Inglewood Close

Aldwick | Bognor Regis | West Sussex | PO21 4LA

- Incredibly Deceptive Detached Single Storey Residence
- Cul-de-sac Position Within Favoured Residential Location
- 4 Bedrooms, Bright & Airy Living Space
- Southerly Rear Garden
- 1,542 Sq Ft / 143.3 Sq M (Incl. Garage)

Current EPC Rating: C (71)

Council Tax: Band E £2,686.16 p.a. (Arun District Council / Aldwick2024 - 2025)

Positioned within a small cul-de-sac setting, in a favoured residential location, close to bus routes and local amenities, including the doctor's surgery and Rose Green infant and junior schools, this deceptive detached bungalow has been tastefully and thoughtfully improved throughout the years. The light and airy accommodation in brief comprises entrance lobby, cloakroom/wc, sitting room at the front, open plan kitchen/dining room at the rear, inner hall, four bedrooms (bedroom 1 with closet/potential en-suite) and a well equipped family bath/shower room.

The property also a gas heating system via radiators and recently replaced combination boiler (March 2025), double glazing, on-site parking at the front, an attached over size garage/workshop and a fully enclosed southerly rear garden.

A covered storm porch protects the recessed double glazed front door with flank double glazed panelling which opens into a welcoming entrance lobby with built-in storage cupboard, glazed double doors to the sitting room and door to the cloakroom with wc, wash basin double glazed window to the side.

The sitting room boasts a double glazed bow window to the front, recess into the chimney breast with exposed brick hearth, door to the inner hall and opening to the rear leading through to the bright and airy open plan kitchen/dining room, which provides fitted units and work surfaces, Range style cooker with hood over, space and plumbing for a washing machine, space for an American style fridge/freezer, double glazed window to the rear and double glazed tri-fold doors to the Southerly rear garden.

The inner hall has an access hatch to the loft space which houses the newly installed gas combination boiler. Doors from the inner hall lead to the four bedrooms and family/bath/shower room. Bedroom 1 is positioned at the front of the property and benefits from an adjoining dressing room/closet, which has the potential to create an en-suite facility. Bedrooms 2 and 3 are positioned at the rear enjoying the outlook into the southerly rear garden, while bedroom 4 (former garage) has been utilised as a hobbies room with a double glazed window to the front and cupboard housing the modern wall mounted electric consumer unit. In addition, the property offers a bath/shower room, which has been tastefully re-fitted to provide a modern shower enclosure with dual shower, circular wash basin with storage under, free standing feature roll top bath, enclosed cistern wc, tiled floor and a double glazed window to the side.

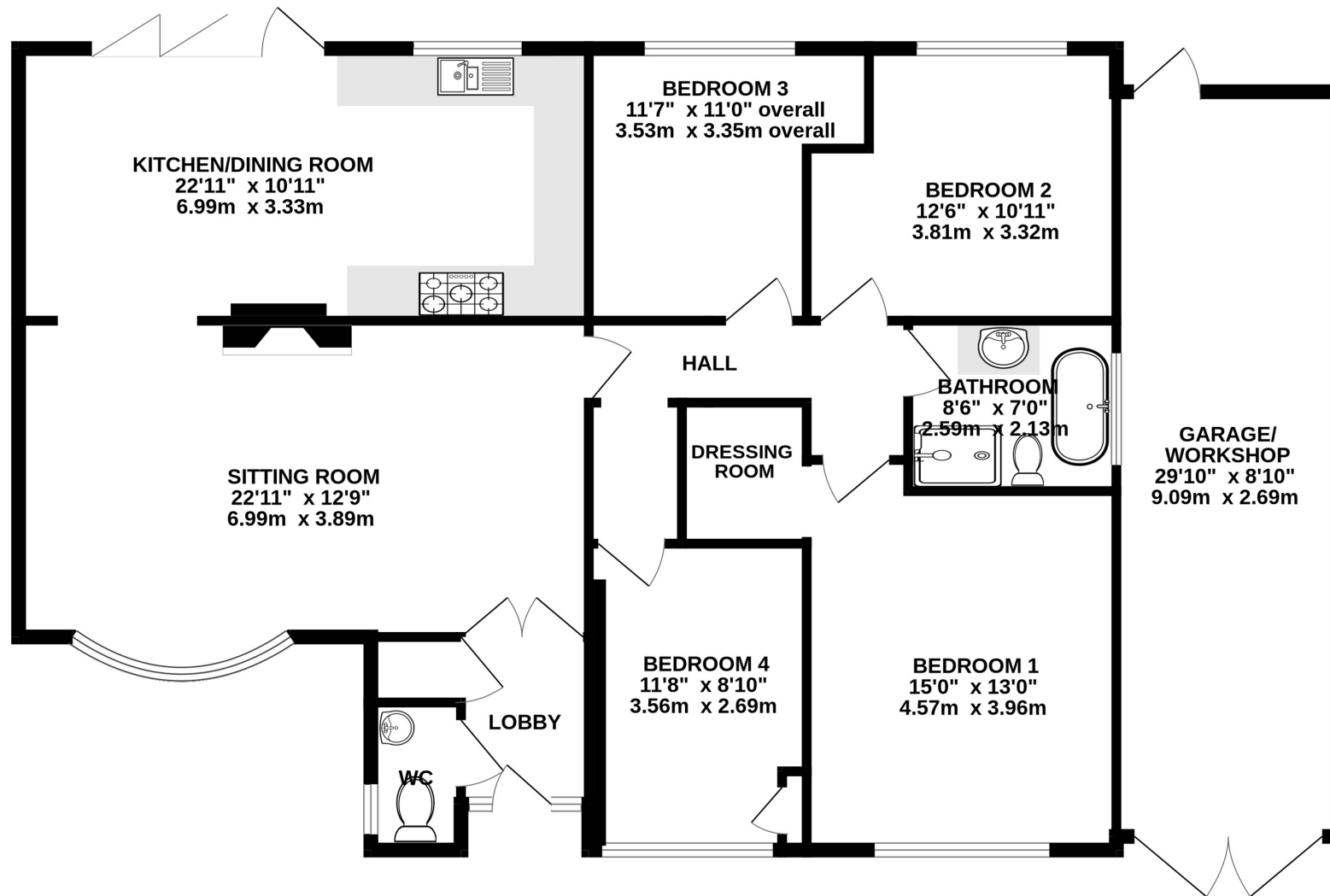
Externally, there is an open frontage, driveway providing on-site parking, an oversize attached garage/workshop measuring 29' 10 x 8' 10 with power, light, double doors at the front and door to the rear leading into the fully enclosed southerly rear garden with lawn, decking, covered pergola, established beds and borders, and gate to the front.



BE595 - 03/25







TOTAL FLOOR AREA : 1542 sq.ft. (143.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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