









# 2 Manor Gardens

Emsworth, PO10 8PA

- SEMI-DETACHED BUNGALOW
- DRIVEWAY AND GARAGE
- BEAUTIFULLY LANDSCAPED REAR GARDEN
- RECENTLY FITTED MODERN KITCHEN
- TWO BEDROOMS
- EN-SUITE TO MASTER BEDROOM
- OPEN PLAN LOUNGE DINER
- NO FORWARD CHAIN

This beautifully presented traditional-style bungalow is nestled away in the sought-after Southbourne area, offering modern condition throughout. The property features an immaculately maintained rear garden, perfect for outdoor enjoyment, as well as a driveway with off-road parking. With no forward chain, the bungalow is ready to move into and offers a wonderful opportunity for those seeking a well-maintained home in a desirable location.



Located in a convenient position with easy access to local amenities, the train station, and the recreational ground, this beautifully presented semi-detached bungalow offers both comfort and practicality. The property is improved and well-maintained by the current owners and comes with the added benefit of no forward chain. A garage and off-road parking further enhance the appeal of this spacious home.

Upon entering, the front door leads into a welcoming porch, with an inner door opening into the entrance hall that includes a useful storage cupboard. From here, a door opens into the kitchen/breakfast room, which is equipped with a well-designed range of white wall and base units complemented by marble-effect work surfaces. Built-in appliances, including a fridge/freezer, dishwasher, oven, hob, and washing machine, are all provided. A large archway from the kitchen leads into the open-plan sitting/dining room, which features a cozy log-effect stove with an oak mantel, providing a lovely focal point in the seating area. There's also plenty of room for a large dining table, and a door leads from here into the conservatory, which overlooks the well-maintained garden.

The bungalow offers two double bedrooms, both of which feature built-in wardrobes. The principal bedroom is particularly spacious and benefits from an ensuite shower room, while the main shower room, also accessed from the hall, serves the second bedroom and guests.

At the front of the property, a low-level wall marks the boundary, with a driveway providing off-road parking space. A detached garage with an up-and-over door adds further storage or parking options, and a side gate leads to the enclosed rear garden. The garden is a delightful space, featuring a large paved patio, a lawn area, mature planted borders, a garden shed, and a raised brick planter, providing a charming area to enjoy outdoor living.

Southbourne offers a range of local amenities, including convenience stores, a railway station with direct links to Chichester and London, churches, and a doctors' surgery—all within easy walking distance. The village is also home to primary and secondary schools. For more specialized shops and scenic waterside walks, the nearby town of Emsworth, located on the head of Chichester Harbour, is a short drive away. The cathedral city of Chichester, approximately six miles east, offers a wider variety of shopping, dining, and leisure options.



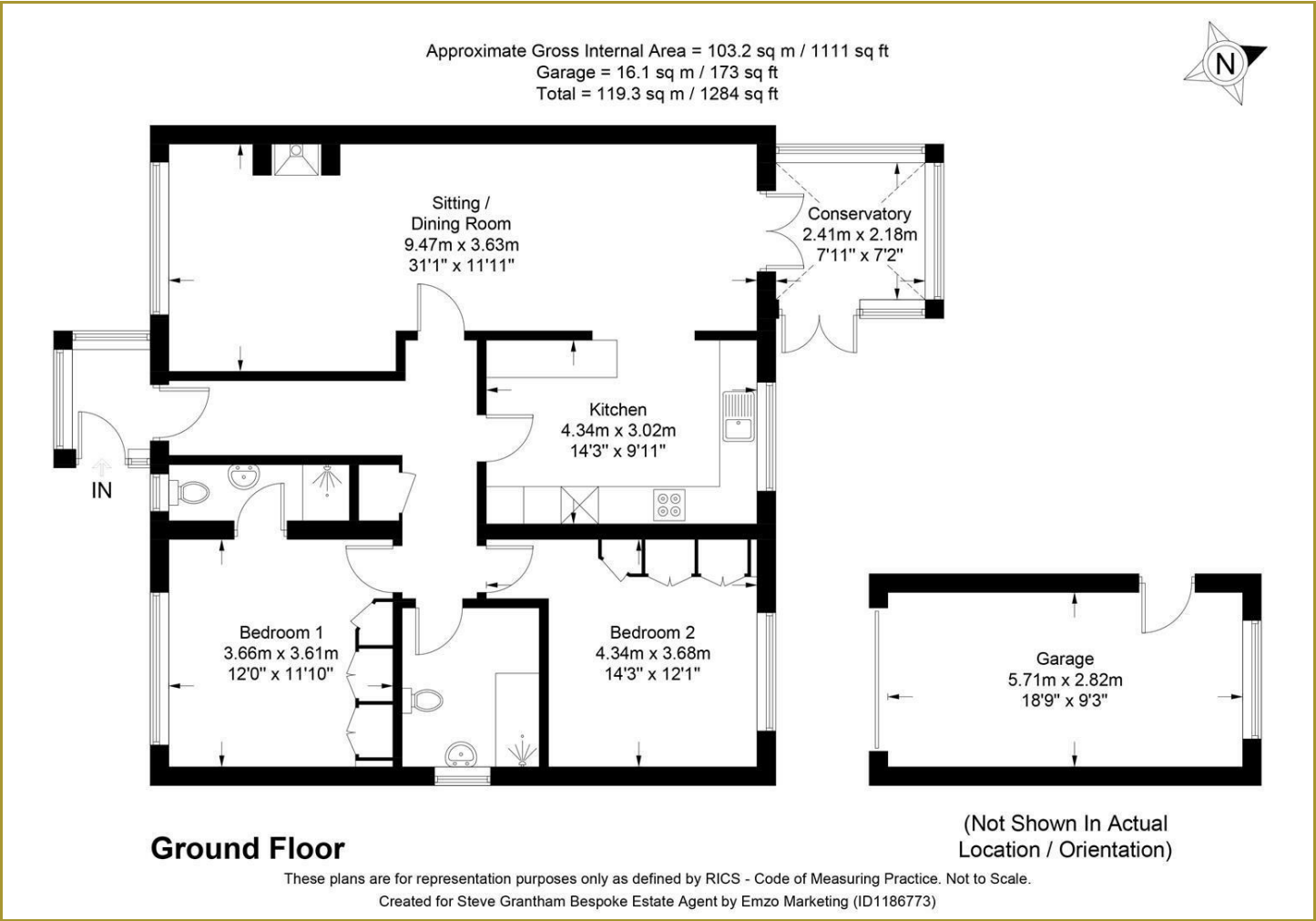








Floor Plans



Viewing

Please contact our Steve Grantham Bespoke Office on 02393 090015 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

Location Map



Energy Performance Graph

