



Apt 50, Esplanade Grande The Esplanade, Bognor Regis

Guide Price £575,000



Apt 50 The Esplanade

This three bedroom penthouse apartment forms part of the prestigious 'Esplanade Grande'.

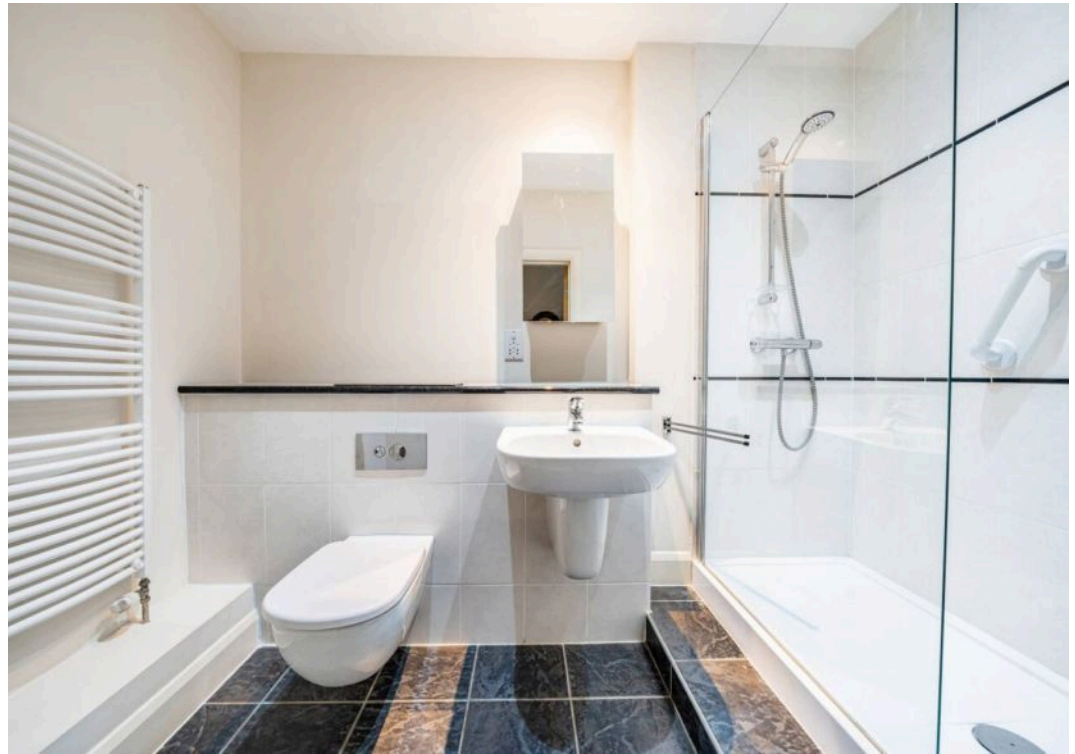
- Penthouse Apartment
- Sitting Room with Full Length Balcony
- Well Appointed Kitchen/Breakfast Room
- Principal Bedroom with Dressing Area and En-Suite Bathroom
- Two Further Double Bedrooms & Shower Room/WC
- Three Balconies & Beautiful Sea Views
- Underground Garage

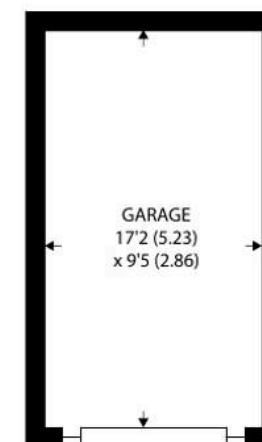
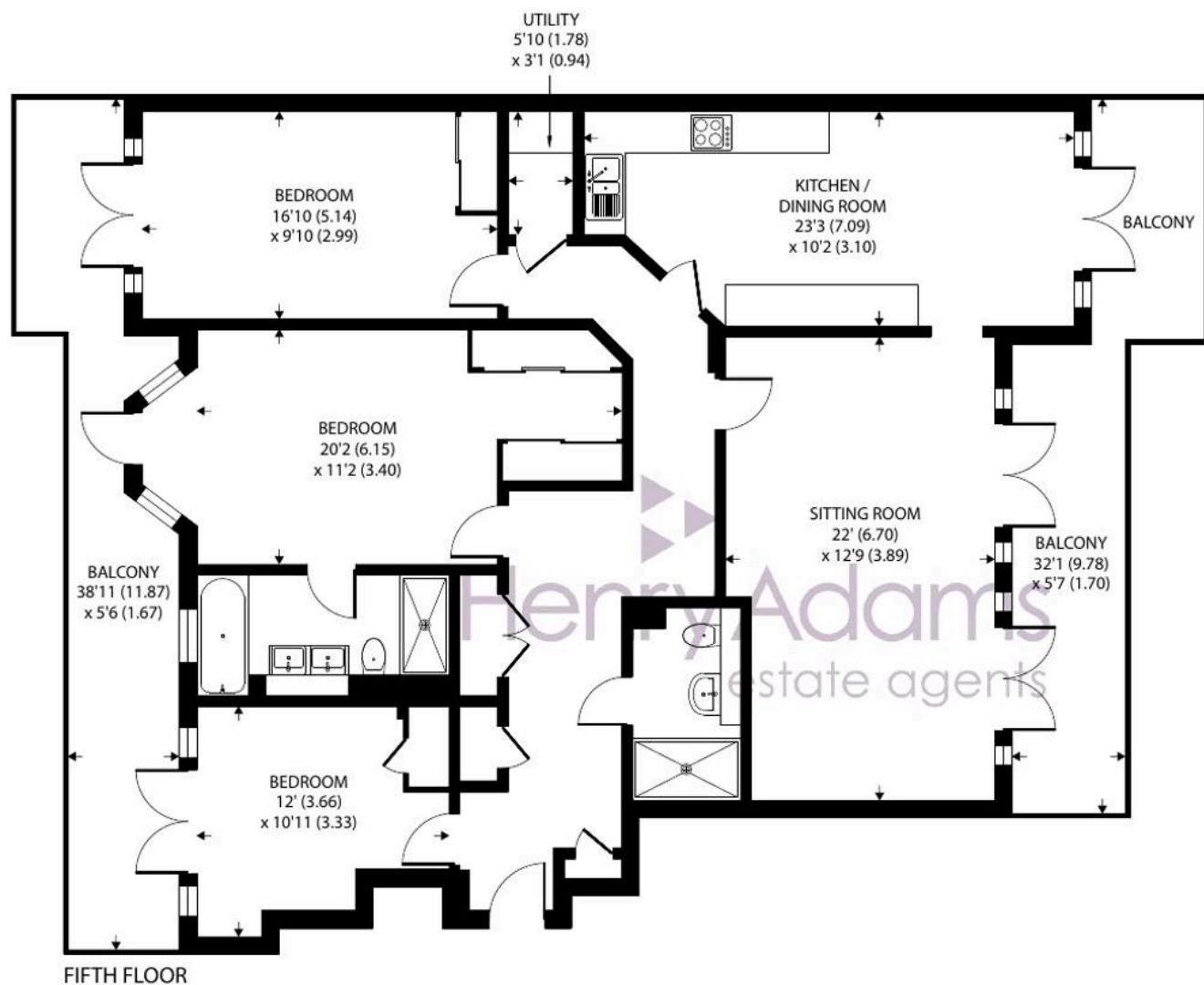
Designed to impress from the outset with its elegant façade, the penthouse follows suit with high specification fixtures and fittings, which includes a beautifully appointed kitchen and bathrooms and benefits from under floor heating throughout with balconies accessed from every room.

Particular features of the penthouse include a spacious hallway with ample storage and family shower room, a generous sitting room with full length balcony which offers panoramic sea views. The kitchen is fitted with contemporary cream gloss units, an electric oven and hob, integral appliances, an additional wine cooler fridge and dining area with access to the balcony with sea views. There is a separate utility room. The principal bedroom has access to the rear balcony, which has views across chimney pots towards the South Downs and Goodwood, there is a dressing area with a range of fitted wardrobes and a full en-suite bathroom. The second and third bedrooms also have fitted wardrobes and has access to the rear facing balcony.









The Esplanade, Bognor Regis

Approximate Area = 1407 sq ft / 130.7 sq m

Garage = 161 sq ft / 14.9 sq m

Total = 1568 sq ft / 145.6 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.
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Not only does Bognor Regis boast some of Britain's most magnificent Georgian and Regency buildings, it also enjoys more sunshine hours than anywhere else in the country. As well as a beautiful beach complete with traditional fishing boats and beach huts, this attractive seaside town is home to lovingly tended parks and gardens, a theatre and cinema, and a good choice of shops, restaurants, bars and cafes plus a mainline railway station with services to London Victoria and the South Coast. All just a relaxing stroll away from your elegant seaside apartment.

What3Words ///rugs.raft.upset

Tenure: We understand there is a 105 year lease from 2007.

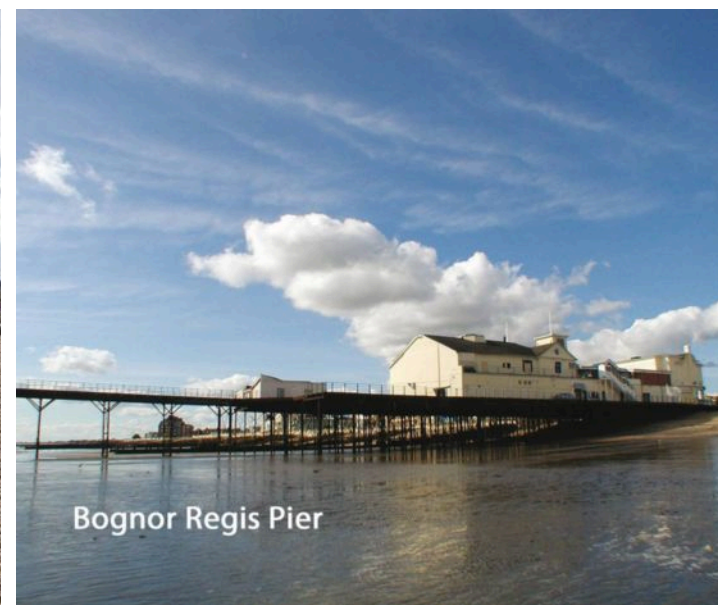
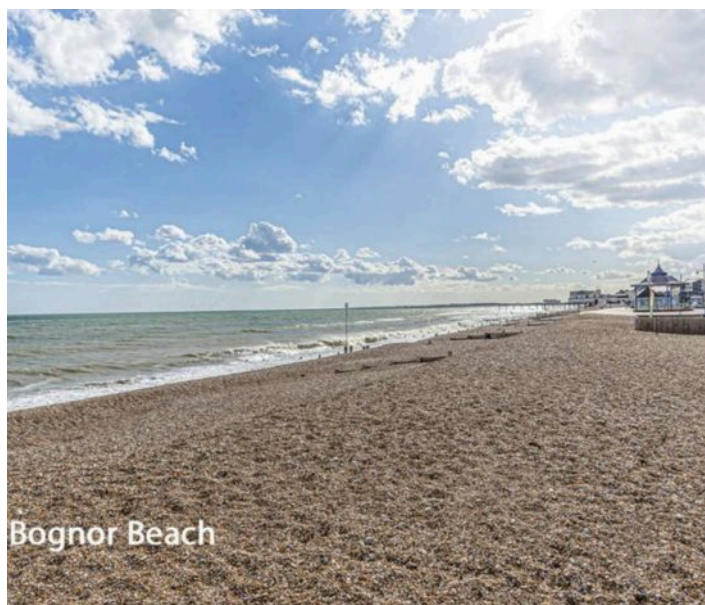
Maintenance Charge: TBC

Ground Rent: TBC

Council Tax Band: G

Tenure: Leasehold

EPC Energy Efficiency Rating: C





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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.