



1 Churchill Drive, Emsworth

Guide Price £475,000 Freehold

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Emsworth

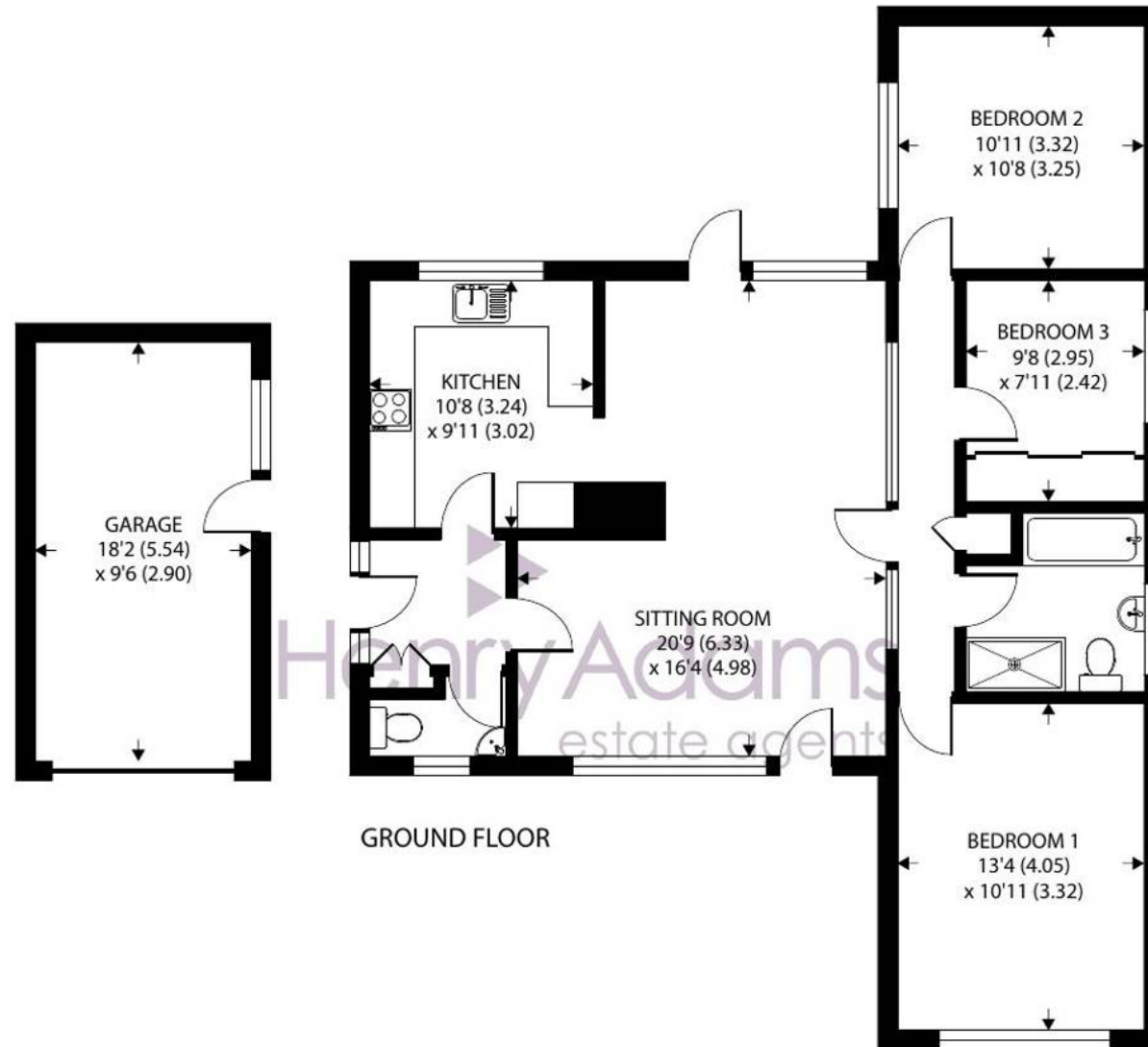
- No Forward-Chain
- Three-Bedroom Detached Bungalow
- Open Plan Living Dining Area
- Modern Fitted Kitchen
- Sun-Filled Rear Garden
- Driveway & Garage

Introducing this charming three-bedroom detached bungalow that exudes a sense of modern elegance and thoughtful design, nestled in a tranquil neighbourhood.

From the stylish entrance hall opens a modern fitted kitchen boasting Neff integrated appliances throughout, catering to both functionality and style. The double aspect open plan sitting and dining room is a focal point of this home, enhanced by a central feature fireplace that adds warmth and character to the space.

The accommodation also includes a convenient cloakroom and a contemporary bathroom featuring underfloor heating for added comfort and luxury. The three excellent size bedrooms offer flexibility and comfort, with the third bedroom thoughtfully appointed with fitted wardrobes for efficient storage solutions.





1 Churchill Drive, Emsworth, PO10 7SL

Approximate Area = 959 sq ft / 89.1 sq m

Garage = 174 sq ft / 16.2 sq m

Total = 1133 sq ft / 105.3 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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Outside, a private low maintenance garden provides a tranquil retreat, complete with a patio seating area for al fresco dining and relaxation. The property further benefits from a garage and driveway, offering ample parking options for residents and guests alike.

Churchill Drive is located just to the North of the Harbour side village of Emsworth. The village offers a range of facilities for day to day needs and is excellently connected, with a railway station and both the A3M and A27 close by. Nearby Havant has a railway station on the main Portsmouth to London Waterloo line, with the fastest trains reaching the capital in just 77 minutes.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E





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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.