





79 Middleton Close

Bracklesham Bay, Chichester

A four-bedroom detached house situated close to Bracklesham Bay village centre and the beach.

Council Tax band: C

Tenure: Freehold

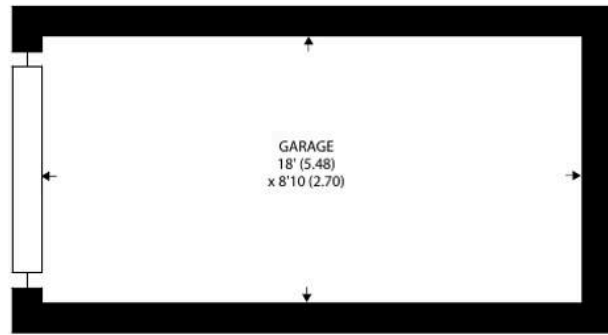
EPC Energy Efficiency Rating: C

- Four bedroom detached house
- Kitchen/dining room
- Utility room
- Spacious sitting room
- Close to local amenities, bus route and the beach
- Detached garage
- Family bathroom and en suite shower room

Situated at Bracklesham Bay, a coastal village some 7 miles south-west of the City of Chichester. The beach is a popular place to enjoy a variety of water sports or admire the lovely view towards the Isle of Wight. Some local shops are close by, together with cafes/restaurants. Further amenities can be found at the nearby village of East Wittering, including infants/junior school, GP surgery, chemists, dentist, library and a range of quality independent shops. There is a regular bus service to Chichester City centre with its range of shops, restaurants, cinemas, Festival Theatre and mainline railway station.







NOT SHOWN IN ACTUAL LOCATION



GROUND FLOOR



FIRST FLOOR

Approximate Area = 1190 sq ft / 110.5 sq m

For identification only - Not to scale







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This well-presented family home offers generous and versatile accommodation arranged over two floors, making it ideal for growing families and those seeking flexible living space.

The ground floor features a welcoming entrance hall, a bright and spacious sitting room, a modern kitchen/dining room providing an excellent space for everyday living and entertaining, a useful utility area, and a convenient cloakroom/WC.

Upstairs, the property boasts four well-proportioned bedrooms, including a comfortable principal bedroom, together with a family bathroom and an en suite shower room, offering practicality for busy households.

Externally, the property benefits from a detached garage and garden, providing additional storage, parking, or potential for a variety of uses.

Combining generous accommodation with a practical layout, this attractive home is perfectly suited to modern family living and is conveniently located for local amenities, the beach, schools, and transport links.



Henry Adams – East Wittering

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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.