The Laurels, 27, Felpham Road, Felpham

Guide Price £550,000

Henry Adams
estate agents

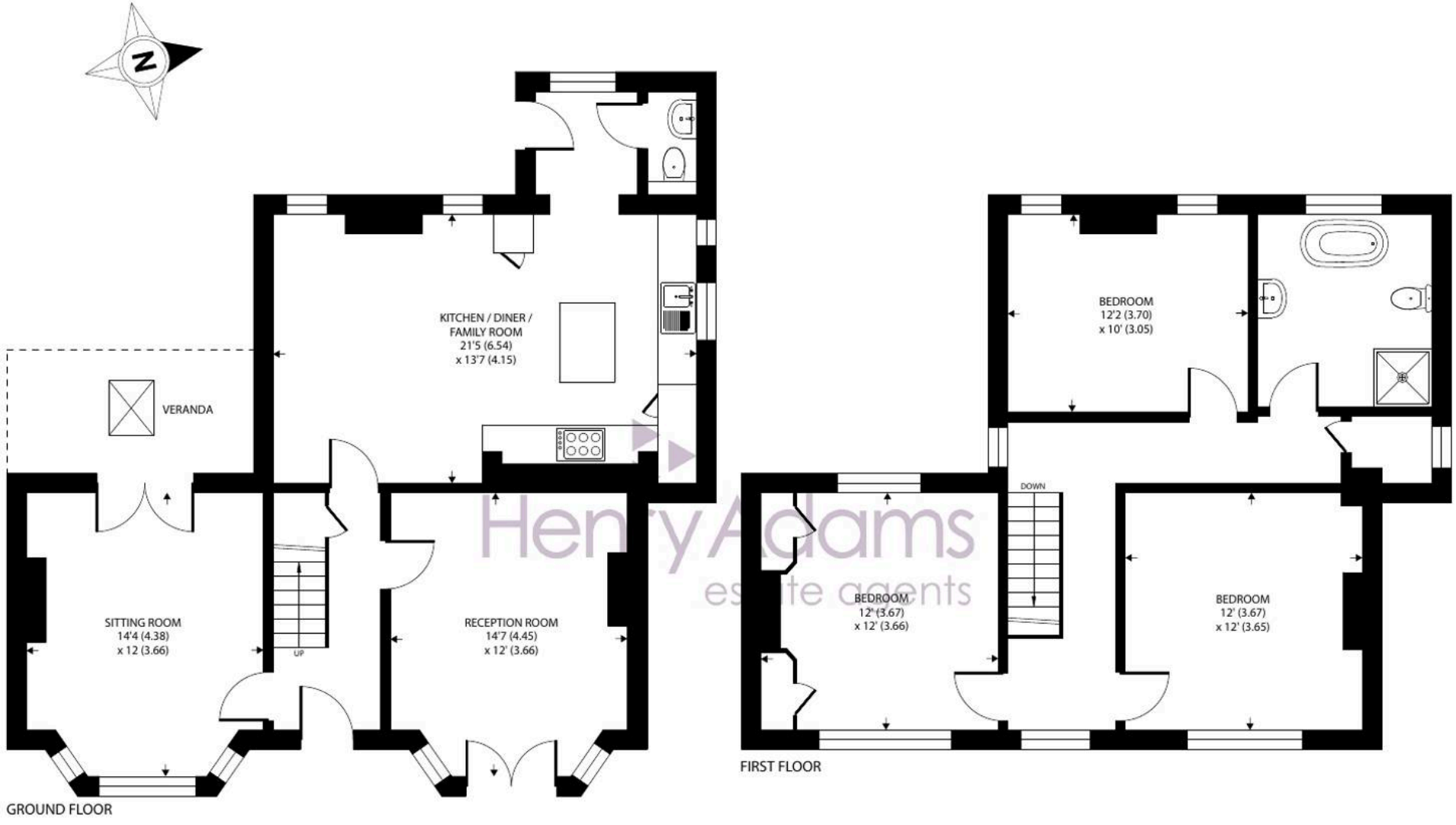
The Laurels, 27, Felpham Road

- Detached Victorian Cottage in the Heart of Felpham Village
- Bursting with Charming Character Features
- Lovingly Restored by the Current Owners
- 1 / 2 Generous Reception Rooms
- Open Plan Kitchen/Diner/Family Room
- 3 / 4 Double Bedrooms
- Modern Family Bathroom
- Ground Floor WC
- Beautifully Re-Landscaped 150 ft Rear Garden
- Block Paved Front Garden

Nestled right in the heart of Felpham village, this charming three bedroom detached Victorian cottage was originally built in 1897. The current owners have poured love and attention into restoring this beauty, making it a perfect blend of old-world charm and modern convenience.

Inside, you'll find stripped floorboards, picture rails and original panel doors - each telling a story of this home's rich history. This cottage has stood the test of time and has been lovingly restored to retain its vintage appeal.

Stepping inside, you'll be greeted by two generously-sized reception rooms, one with a log burning stove and patio doors to the veranda and the other with patio doors opening to the front garden, which could accommodate a ground floor double bedroom. The open plan kitchen/diner/family room is sure to be the heart of the home. The kitchen is fitted with Shaker style units, integral appliances, Smeg range cooker and utility cupboard.



Felpham Road, Felpham

Approximate Area = 1421 sq ft / 132 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.
Produced for Henry Adams. REF: 1376804

Upstairs, you'll find three double bedrooms, offering plenty of space for your family or guests. The modern family bathroom ensures that everyone can freshen up in style, while the ground floor WC adds an extra layer of convenience.

Outside, the 150 ft rear garden is a sight to behold - meticulously re-landscaped to create a serene oasis for outdoor enjoyment. Relax on the restored veranda, perfect for sipping your morning coffee or watching the sun setting. The decking with a pergola offer a tranquil spot to unwind after a long day. The block paved front garden is bounded by hedging and flint walls and has an electric car charging point.

This property is a rare find - a true blend of historic charm and modern comfort. If you're looking for a home that tells a story and invites you to write the next chapter, look no further than this stunning Victorian cottage in Felpham village.

Situated in the heart of Felpham village within easy walking distance of the local shopping facilities, superb local pubs and restaurants and the beach and promenade with charming beach huts, Felpham Sailing Club, Putting Green and Tennis Courts.

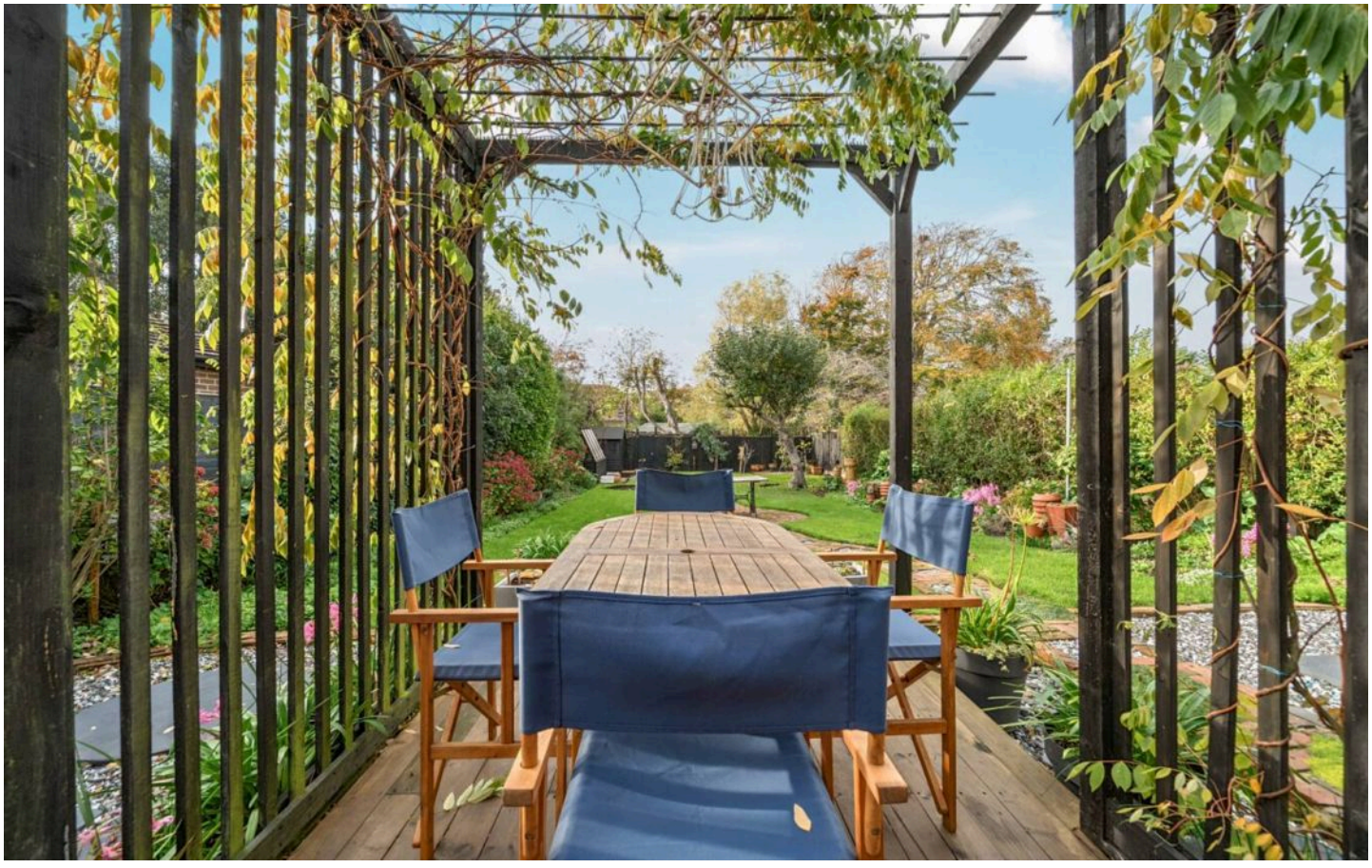
Note: In accordance with the provisions of the Estate Agents Act 1979, we confirm that the vendor of this property is an employee of Henry Adams LLP.

What3Words ///grabs.elbow.else

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D



Henry Adams - Bognor and Aldwick

Henry Adams LLP, 25 High Street, Bognor Regis - PO21 1RS

01243 842123

bognorandaldwick@henryadams.co.uk

www.henryadams.co.uk

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.