



122 The Fairway, Midhurst, GU29 9JF

Offers in the Region of £465,000





122 The Fairway, Midhurst, GU29 9JF

Freehold / EPC: A / Council Band: E

122 The Fairway is a beautifully presented two-bedroom detached bungalow that has been thoughtfully reconfigured and comprehensively refurbished to create a stylish and highly practical home. Occupying a pleasant position overlooking a green, the property benefits from a private driveway, a single garage located just a short walk away, and is offered to the market with no onward chain.

A welcoming entrance lobby provides excellent storage for coats, shoes and outdoor wear, leading through to the impressive open-plan living space at the heart of the home. This light-filled room combines a well-appointed kitchen with a range of fitted units and integrated appliances, alongside comfortable dining and sitting areas enjoying attractive views through a large picture window.

The remainder of the accommodation has been finished to a high standard throughout, including a recently refitted bathroom featuring both a bath and rainfall shower. Two double bedrooms overlook the rear garden, with the principal bedroom benefiting from built-in wardrobes. The former third bedroom has been cleverly converted into a useful utility and boot room, complete with fitted storage and direct access to the garden.

Outside, the west-facing garden has been designed for ease of maintenance and enjoys a delightful mix of decking, lawn and well-stocked borders, together with an attractive oak-framed fish pond and pergola creating a wonderful focal point.

Further highlights include modern space-saving radiators, replacement double glazing and external doors, a new porch, and Solar PV panels. Offering a true turnkey opportunity, this delightful home combines comfort, efficiency and convenience, with everyday amenities and a nearby bus service all within easy reach.





Approximate Area = 819 sq ft / 76 sq m
Garage = 128 sq ft / 11.8 sq m
Total = 947 sq ft / 87.8 sq m

For identification only - Not to scale





Henry Adams – Midhurst

Henry Adams, Bepton Court, 2 West Street – GU29 9NF

01730 817370 • midhurst@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.