NEXA PROPERTIES

HORSEFIELD ROAD, SELSEY, CHICHESTER

PRICE GUIDE £300,000

NEXA Properties are delighted to offer for sale this three-bedroom family home, ideally situated within a popular modern development in the sought-after seaside village of Selsey, West Sussex. Located less than a mile from the beautiful beaches and coastline, the property offers an excellent opportunity for buyers looking to enjoy a relaxed coastal lifestyle while having the scope to modernise and personalise their new home.

The accommodation provides a practical layout suited to family living and includes an entrance hall with access to a downstairs cloakroom, a spacious living room with adjoining dining area, and a separate kitchen. To the first floor are three bedrooms and a family bathroom.

The property has benefited from some recent improvements, whilst there remains scope for further modernisation and updating, allowing the incoming owner to put their own stamp on the accommodation and create a home tailored to their individual tastes and requirements.

Externally, the property benefits from off-road parking to the front together with a garage, providing useful additional storage or parking.

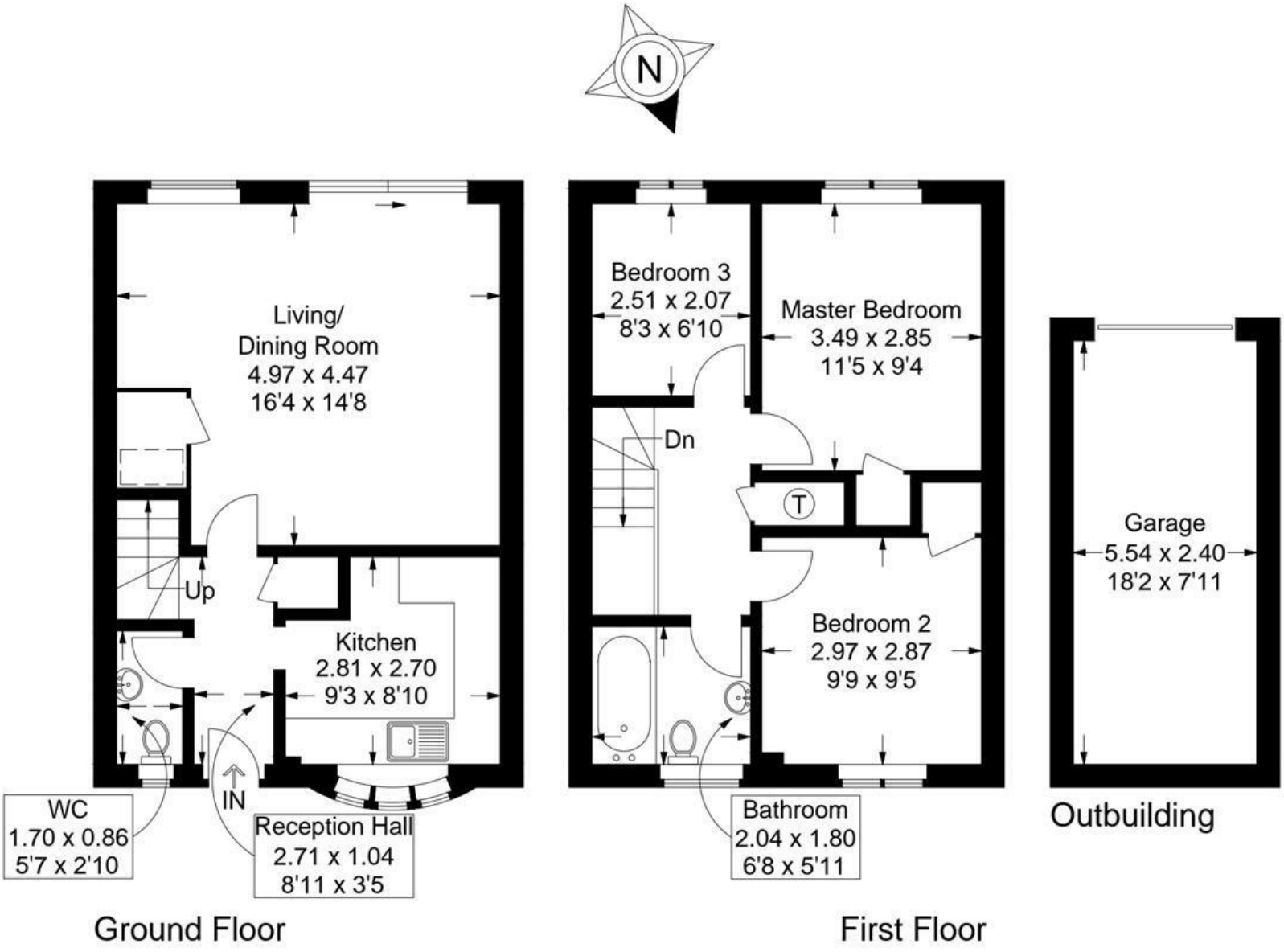
One of the property's standout features is undoubtedly the private south-facing rear garden, extending to approximately 45ft in length. Enjoying a southerly aspect, the garden provides an excellent outdoor space for relaxing, entertaining and making the most of the sunshine throughout the day. With its good proportions and private setting, it offers considerable potential for landscaping and creating an attractive coastal garden.

Guide £300,000 - £310,000

- Off-road parking to the front plus a garage nearby
- Less than one mile from Selsey's beautiful sandy beaches
- Private south-facing rear garden extending to approximately 45ft
- Three-Bedroom Family Home In A Popular Development
- Spacious living room with adjoining dining area
- Separate kitchen with scope for modernisation
- Two doubles & 1 Single Bedroom
- Downstairs cloakroom and first-floor family bathroom
- Excellent southerly aspect providing a bright and sunny outdoor space
- Fantastic opportunity to modernise and personalise a coastal home close to Selsey seafront and beaches

Horsefield Road, Selsey

Approximate Gross Internal Area = 74.9 sq m / 806 sq ft
Outbuilding = 13.6 sq m / 146 sq ft
Total = 88.5 sq m / 952 sq ft



=Reduced headroom below 1.5m / 5'0

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.