





16 Locksash Close

West Wittering, Chichester

A well-presented two bedroom bungalow at the end of a quiet cul de sac close to the amenities of West Wittering village and local bus route to Chichester.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: D

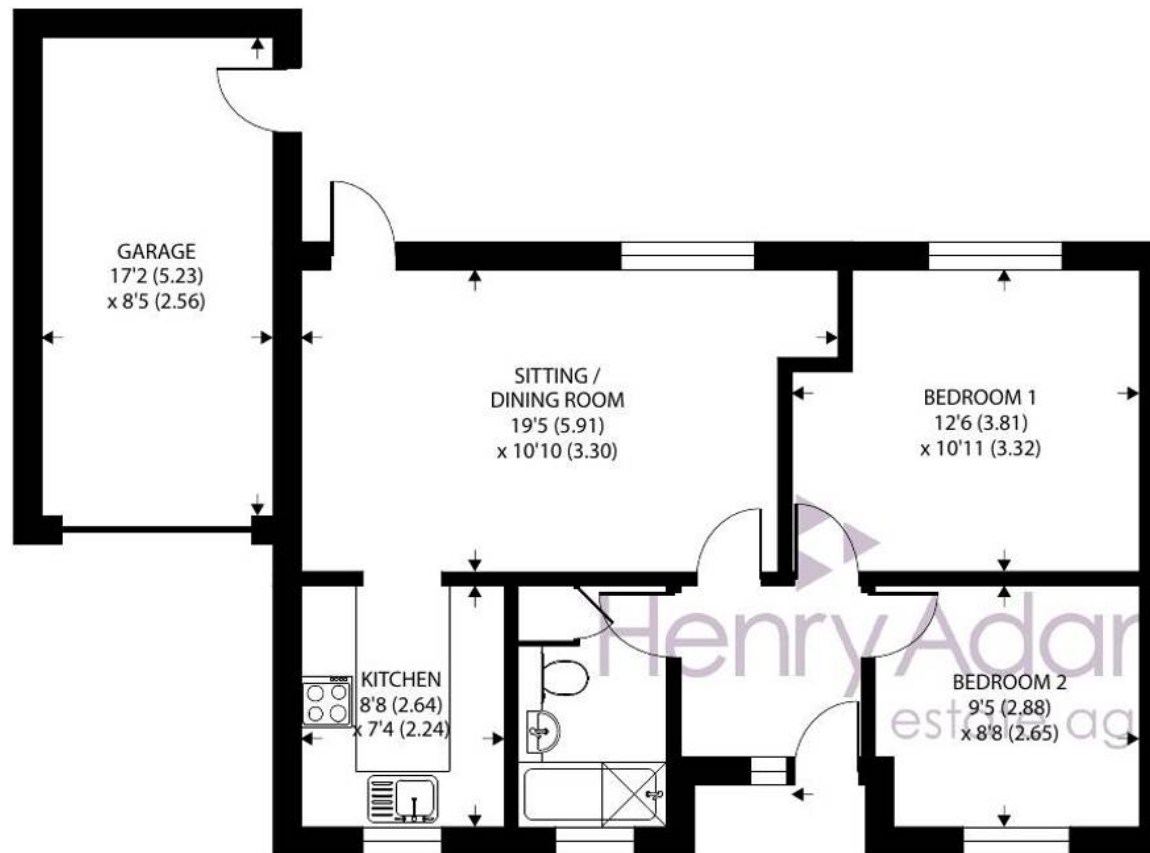
- Two Bedrooms
- Detached Bungalow
- Sitting/Dining Room
- Bathroom
- Garage and Summer House
- In the heart of West Wittering village with all amenities including local bus route
- Situated at the End of a Quiet Cul de Sac
- Long Driveway providing ample off road parking
- Attractive West Facing Rear Garden
- Walking distance of West Wittering Beach

Location Summary

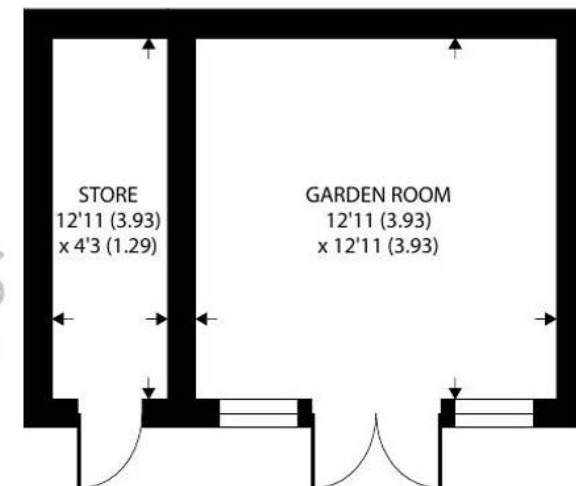
Located in West Wittering, this property is well placed to enjoy the village and its coastal surroundings, with West Wittering Beach and the iconic East Head just a short distance away. The village itself offers a selection of local amenities including café, convenience stores, and a pub, while nearby East Wittering and Chichester provide further shopping and dining options. Excellent bus links also provide easy access to Chichester and the surrounding coastal villages. The stunning West Wittering Beach is just a few minutes' from the property, making it ideal for seaside walks, swimming, surfing, and water sports, or simply relaxing by the coast. Combining coastal charm with everyday convenience, this is a fantastic location for both holidays and year-round enjoyment.







GROUND FLOOR



NOT SHOWN IN ACTUAL LOCATION

Approximate Area = 582 sq ft / 54 sq m

Garage = 143 sq ft / 13.2 sq m

Outbuilding = 236 sq ft / 21.9 sq m

Total = 961 sq ft / 89.2 sq m

For identification only - Not to scale







16 Locksash Close

West Wittering, Chichester

A charming and well-presented two-bedroom detached bungalow offering comfortable and versatile living accommodation, complemented by a garage and useful outbuildings.

The property features a welcoming hallway leading to the sitting/dining room with plenty of natural light and door to rear garden. The kitchen is conveniently positioned to the front of the property, while two well-proportioned bedrooms provide comfortable sleeping accommodation with the main bedroom overlooking the rear garden the other bedroom to the front. These are served by the bathroom.

Outside, the property benefits from a garage, offering excellent storage or parking space, together with a separate garden room and adjoining store. These additional buildings provide a range of possibilities for home working, hobbies, storage or leisure use. A long driveway provides ample parking.

The property offers an appealing combination of practicality and flexible accommodation, with attractive potential for buyers looking for a comfortable home with useful outside space and excellent ancillary accommodation.

The property is situated in the heart of West Wittering village, one of the South Coast's most sought-after locations.



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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.