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Westminster Drive, Aldwick, Bognor Regis
Guide Price £325,000



A well positioned three-bedroom detached bungalow with garage, situated in the sought-after Aldwick area. The property offers excellent potential and would benefit from a programme of refurbishment, making it an ideal opportunity for those wishing to tailor a home to their own taste. The accommodation features an entrance porch leading into a generous entrance hall with two useful storage cupboards. To the front there is a spacious open-plan living/dining room, while the kitchen enjoys a side door providing convenient access to the outside.

There are three bedrooms, including two well-proportioned double bedrooms—both with fitted wardrobes—and a comfortable single bedroom. The third bedroom also opens into the conservatory, which offers pleasant views and direct access to the rear garden.

Outside, the property benefits from a mature lawned rear garden, a patio area, and side access from both sides of the bungalow to the front. A garage with electric up-and-over door and ample driveway parking for several vehicles complete this desirable home.

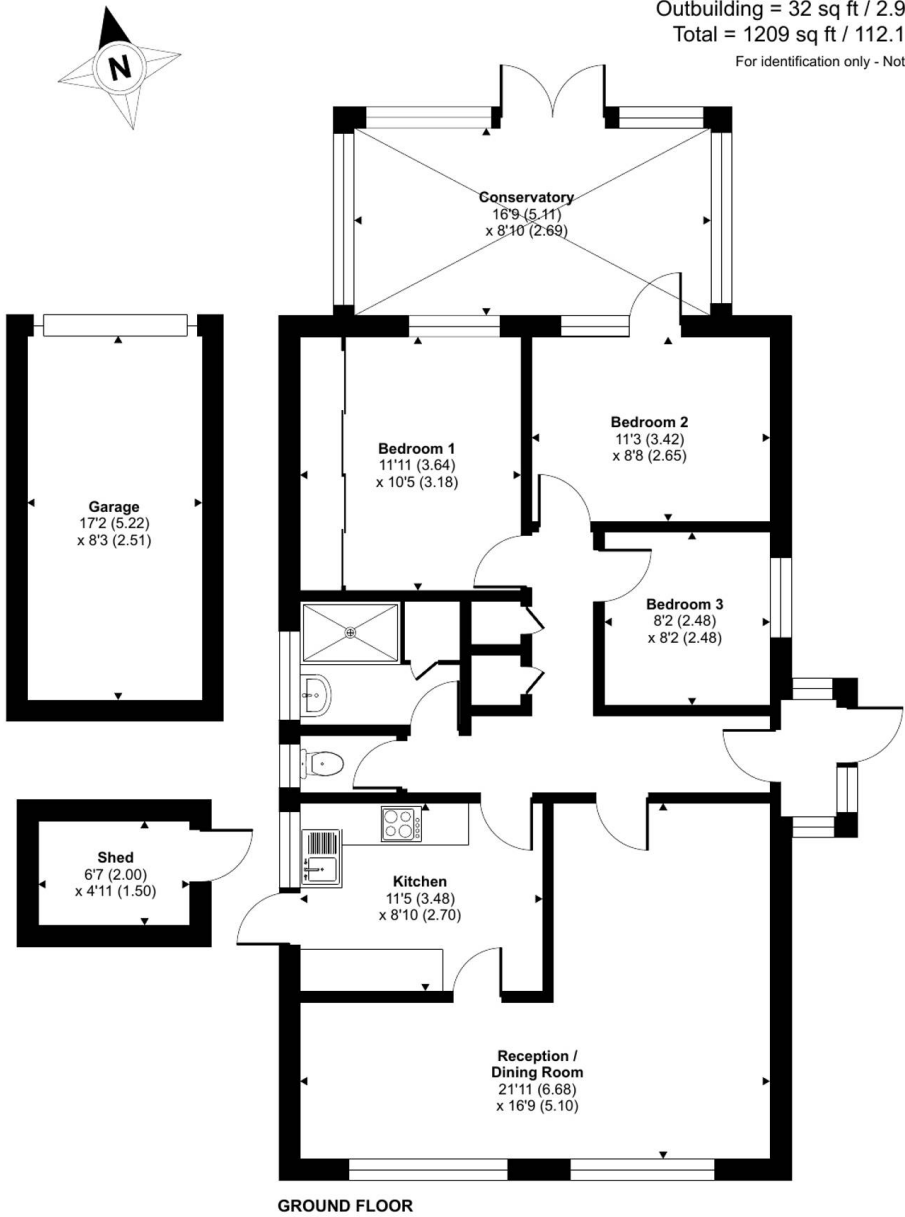


Aldwick is an attractive, tranquil Village with royal connections and a stunning coastline. Aldwick offers many prestigious Privates Estates and Roads such Aldwick Bay Estate, Craigweil Private Estate, Aldwick Place, Aldwick Avenue and many others. Bognor's famous promenade starts at Aldwick Beach Huts and stretches all the way over to Felpham. Marine Park Gardens is also a point of interest and consist of a waterfront Park with a stunning array of well maintained flower displays, a fountain and a seasonal 18 hole putting green. The area also benefits from many notable waterfront Pubs and Restaurants. Within easy access to the popular Village of Rose Green as well as Aldwick Shopping Parade where a comprehensive variety of amenities can be found.

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Westminster Drive, Bognor Regis, PO21

Approximate Area = 1036 sq ft / 96.2 sq m
Garage = 141 sq ft / 13 sq m
Outbuilding = 32 sq ft / 2.9 sq m
Total = 1209 sq ft / 112.1 sq m
For identification only - Not to scale





Whitlocks Estate Agents - Bognor Regis & Pagham

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Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C