



23 Buckle Mead, Eastergate - PO20 3AT

Asking Price: £375,000 Freehold



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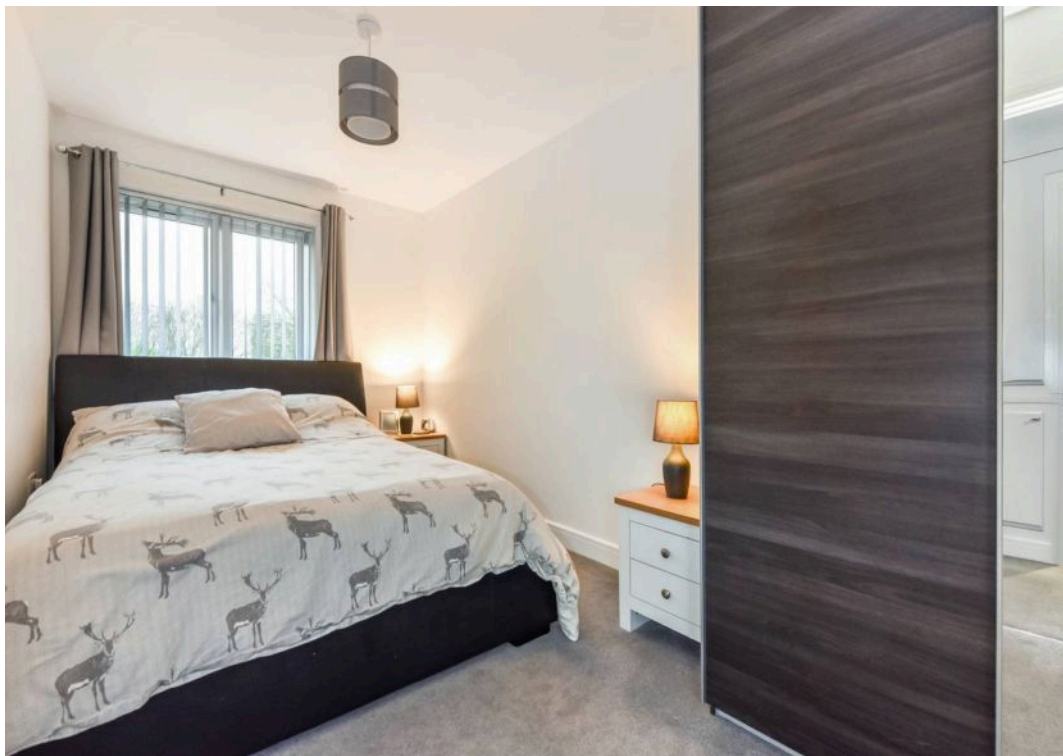
23 Buckle Mead

Eastergate, Chichester

A well-presented, modern 3-bedroom semi-detached property situated in the popular village of Eastergate, conveniently located approx. 5 miles east of Chichester and close to Arundel and the coastline at Bognor Regis.

- Well-presented three-bedroom semi-detached home
- Popular Eastergate village location
- Excellent transport links and close to Barnham station
- Spacious sitting/dining room with garden access
- Modern kitchen/breakfast room
- Principal bedroom with ensuite shower room
- Contemporary family bathroom and ground floor cloakroom
- Driveway parking for two vehicles with electric car charging point
- Westerly facing, landscaped rear garden and side access
- Remainder of an NHBC warranty







ACCOMMODATION:

The accommodation is arranged over two floors and offers a light and spacious feel throughout.

The ground floor comprises a welcoming entrance hall, a modern kitchen/breakfast room overlooking the front of the property, a downstairs cloakroom, and a generous sitting/dining room with glazed patio doors opening onto the rear terrace and garden, providing an ideal space for both family living and entertaining.

On the first floor, there are three well-proportioned bedrooms, including the principal bedroom with an ensuite shower room, together with a contemporary family bathroom serving the remaining bedrooms.

Outside, the property benefits from a driveway to the side providing off-road parking for two vehicles, with the added advantage of an electric car charging point. The westerly facing rear garden has been thoughtfully landscaped and enjoys a good level of privacy, with a large storage shed and useful side access from the driveway.

The property also benefits from the remainder of the NHBC warranty.

LOCATION:

The village of Eastergate is situated between Chichester and Arundel and benefits from a local shop, public house, church, primary school and the Ormiston Six Villages Academy in Westergate.

The nearby village of Barnham offers more shops, further primary and secondary schools and a mainline railway station providing services along the coast, to Gatwick Airport and to London Victoria (1hr 30 min approx.).

Chichester city centre, some 7 miles to the west, offers excellent shopping, many fashionable restaurants, cafes, bars, a leisure centre with swimming pool, sports clubs and cinemas, and is home to the Pallant House Gallery and the renowned Festival Theatre.

Nearby attractions include Fontwell Racecourse, the Goodwood Estate with its world-famous motor circuit, racecourse and golf courses and the South Downs National Park with a wealth of walking, cycling, and riding routes. Excellent hacking is available throughout the local area, with bridleways and quiet lanes connecting to nearby countryside and the wider South Downs.

Services: All mains | Tenure: Freehold | Local Authority: Arun District Council | Council Tax Band: Band D | Energy Rating: Band B





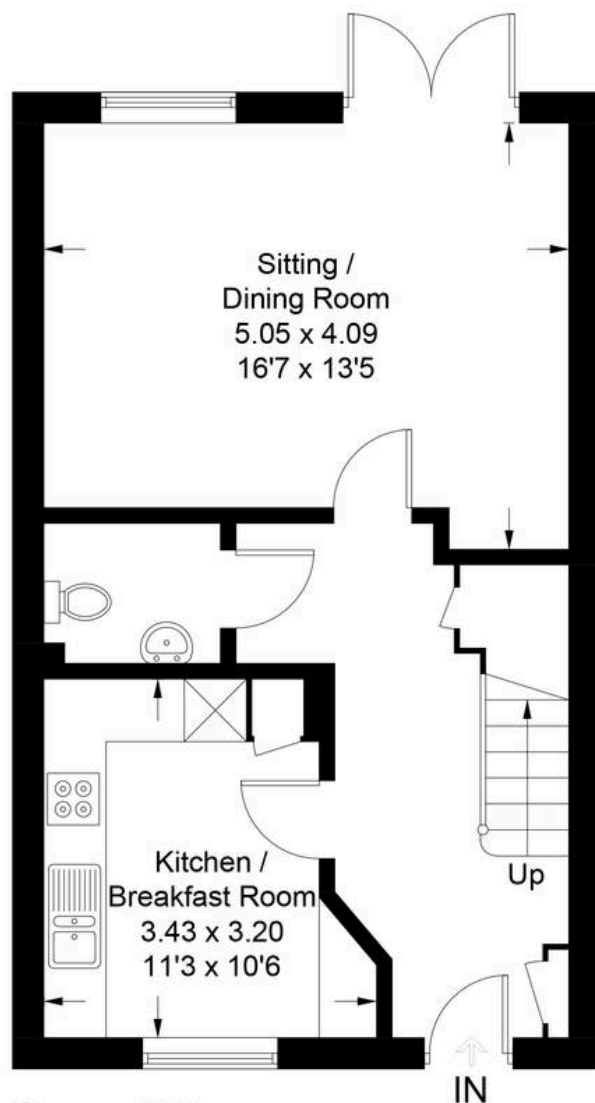
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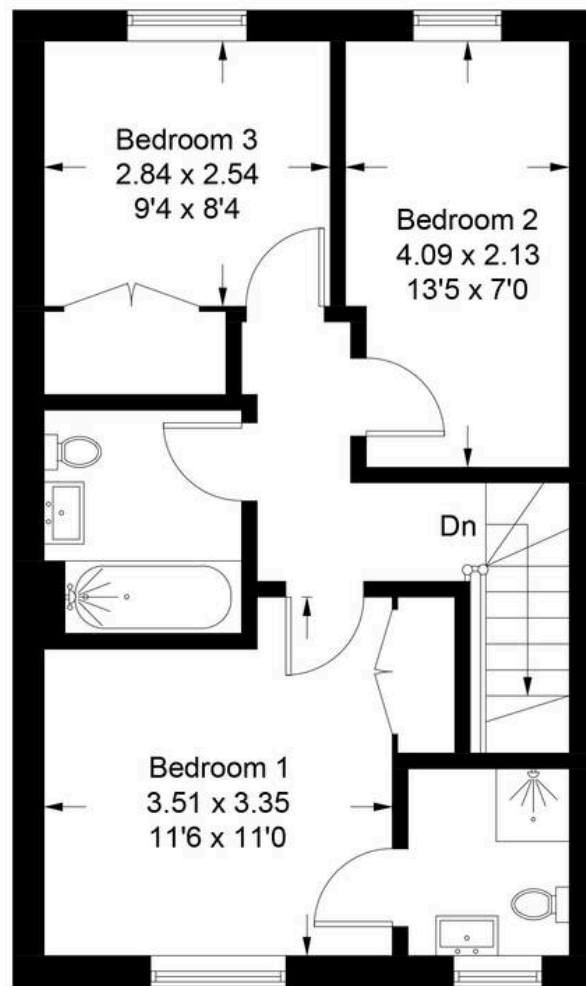
Approximate Gross Internal Area = 89.3 sq m / 961 sq ft



Produced for Stride & Son Estate Agent.



Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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