



Eastcourt Way, Rustington, BN16 3JF

Freehold

A Three Bedroom Family Home • Semi-Detached • Modern Open-Plan Living • Extended Kitchen • Separate Utility • Local Schools Nearby • Driveway • Approx. 1160 sq. ft (107 sq. m)

Cooper Adams

A well-presented three-bedroom semi detached family home, offered to the market with no onward chain. The property has been thoughtfully modernised throughout and features a spacious and light-filled open-plan kitchen/dining/living area, creating an ideal space for both family life and entertaining. The kitchen is fitted with contemporary units and generous worktop space, complemented by skylights and stylish finishes, while a separate utility room provides additional practicality. Upstairs offers three well-proportioned bedrooms and a modern family bathroom.

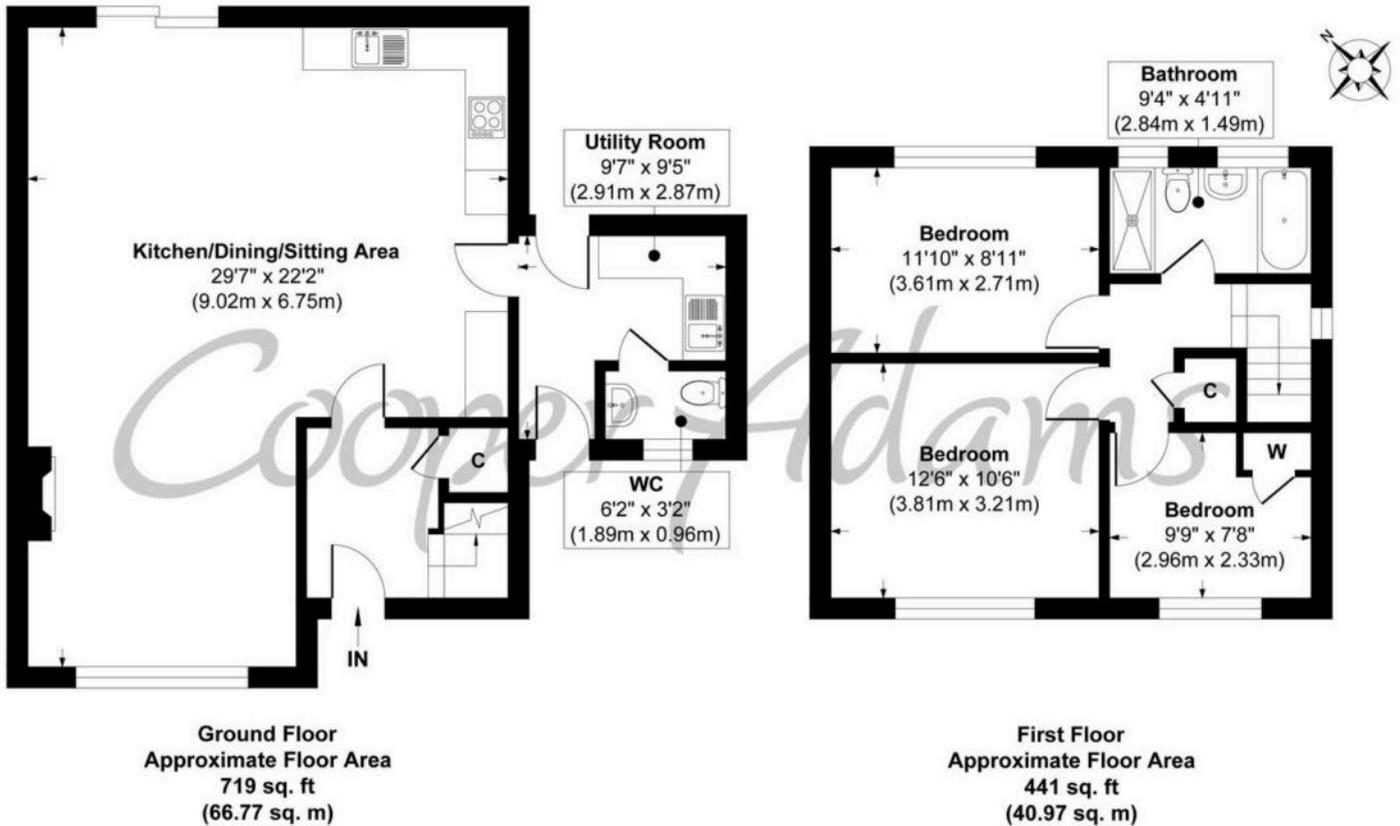
Additionally, the property benefits from a driveway, ground floor cloakroom, and recently installed decking to the rear garden. This property is an excellent choice for families or those seeking a turnkey home ready for immediate occupation.

The seller requires a 'Reservation Agreement' to protect serious buyers as they proceed to exchange of contracts.



Rustington, a charming seaside village in West Sussex, offers a welcoming community, excellent shops, restaurants, and nearby leisure activities like sailing and golf. Its unspoiled pebble beach is perfect for peaceful walks, providing a serene escape just minutes away. Ideally located for all amenities, Rustington is a delightful place to live and unwind.





Eastcourt Way, Rustington
Approx. Gross Internal Floor Area 1160 sq. ft / 107.74 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale

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Council Tax Band: C, EPC Energy Performance Rating: C

Material Information includes important facts that may affect a buyer's decision to view or buy, such as tenure, restrictions, utilities, construction, and other key details. Full information for this property is available at www.cooper-adams.com. We may offer buyer services and receive referral benefits - details on request. All content is copyright Cooper Adams. Details and floor plans are for guidance only and don't form part of any contract. Measurements are maximums including bays and alcoves. Floor plan sizes are approximate. Images, maps and plans are not to scale. Appliances/services not tested. Cooper Adams Estates Ltd, Bishopstone. Reg No: 07127482. VAT No: 982647172.

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