

12, Pulborough Way, Felpham, West Sussex PO22 6QR

GL & CO
ESTATE AGENTS

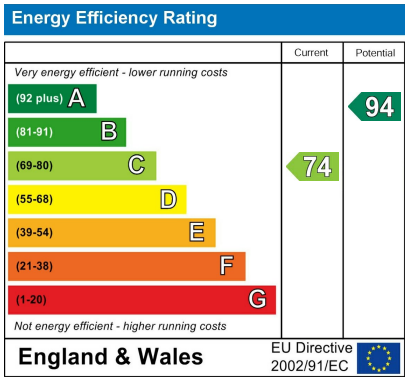


12, Pulborough Way,
Felpham, West Sussex PO22 6QR

£1,295 Per Month

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- Modern mid-terrace house
- 2 Bedrooms
- Garage in block
- Easy access to transport links
- Open plan kitchen/living room
- Attractive Garden
- Close to local amenities



Entrance Hall
with stairs to first floor and under stair storage cupboard.

Open Plan Living Room
A light bright room benefitting from large windows and patio doors that open onto the garden. The room benefits from neutral walls and wood-effect flooring, creating a versatile and airy space. Open plan to:

Kitchen
The kitchen is thoughtfully designed with a modern layout, featuring soft grey cabinetry topped with warm wooden work surfaces. Lamona single oven. Integral fridge and freezer. Gas hob with extractor over. Slimline Zanussi dishwasher. Space and plumbing for washing machine.

Bedroom 1
This comfortable bedroom with its soft grey carpet and fresh white walls. It is well-lit by two windows, and includes a built-in wardrobe with hanging rail and shelves.

Bedroom 2
A second bedroom featuring a similar scheme of white walls and plush grey carpeting.

Bathroom
The family bathroom is fitted with a classic white suite including a bath, pedestal basin, and WC. There is a shower over bathroom with curtain rail and curtain. A cupboard houses the gas fired boiler.









Rear Garden

The rear garden is a delightful outdoor space combining a well-maintained lawn with a sizeable decked area. There is a back gate which allows walking access to the single garage in a block nearby.

Garage

A single garage with up and over door.

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Some of the marketing images have been digitally enhanced using AI to add furniture and styling for illustrative purposes. These images are intended to help showcase the potential of the space, and the property is offered unfurnished unless otherwise stated















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