



Price Guide £350,000

16 Harrow Drive, West Wittering, Chichester, PO20 8EJ





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Located on the highly requested Sea Estate, Harrow Drive sits in the perfect place to take full advantage of the local village community. Just moments away from the local supermarkets, Doctors, Chemists, Cafes, Restaurants and Independent village shops it is the perfect mix of a quiet residential area with village life just a few hundred yards away.

A well-presented, two-bedroom bungalow this particular property comes with a preferable South-facing rear garden, a dual-purpose cabin/shed outbuilding and a lean-to connecting the garage to the living space.

This property presents an ideal investment opportunity for residential letting or to turn into a furnished holiday let.

Entrance Porch: metre cupboard

Entrance Hall: Laminate flooring, two coat cupboards, loft hatch.

Bedroom 2: Radiator, curtain rail.

Bedroom 1: Bay window, Built in wardrobes to two walls, hot water tank.

Family Bathroom: Jacuzzi bath, wash basin, WC, radiator.

Kitchen: Wall-mounted double oven, electric hob with overhead extractor fan, washing machine, tumble dryer,

double stainless-steel sink and draining board. Door to rear garden.

Living Room: Electric plug-in 'wood burner style' heater, radiator, door to Lean-to.

Lean-to: UPVC construction, Laminate flooring, French doors to rear garden, door into attached garage.

Attached Single Garage: up-and-over door.

Outbuilding: Multi use building of garden cabin and garden shed.

Rear garden: South-facing, a mix of lawn, patio and wooden decking.

Driveway: concrete driveway with parking for 2 vehicles.





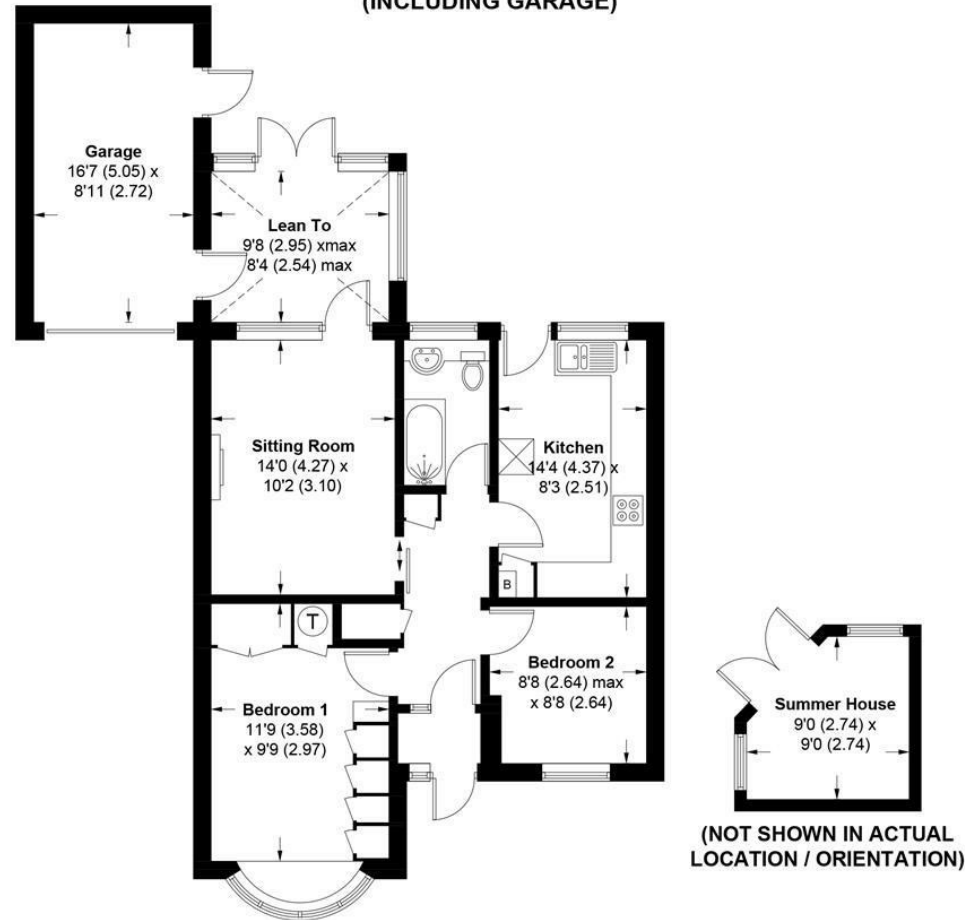






# 16, Harrow Drive, PO20 8EJ

APPROXIMATE GROSS INTERNAL AREA = 872 SQ FT / 81.0 SQ M  
OUTBUILDING = 71 SQ FT / 6.6 SQ M  
TOTAL = 943 SQ FT / 87.6 SQ M  
(INCLUDING GARAGE)



## GROUND FLOOR

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1289946)

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