ARDEN & WAY

BLOCK MANAGEMENT & LETTINGS

99 Kings Road

, Hayling Island, PO11 0PE

Asking price £375,000

Arden & Way are delighted to bring to the market this beautifully presented three-bedroom family home, ideally situated in the heart of Hayling Island. Offering spacious accommodation, a stunning open-plan kitchen/dining space and a substantial south-facing rear garden, this property is not to be missed.

To the front of the property is a generous driveway providing off-road parking for at least two vehicles.
Upon entering, you are welcomed by a bright and airy entrance hallway. To the right is the spacious lounge, tastefully decorated in a modern style and featuring an attractive feature fireplace, creating a warm and inviting living space.

The real heart of this home is the impressive kitchen/dining area to the rear. Completely renovated just a couple of years ago, this fantastic space features modern cream gloss cabinetry, a breakfast bar, a premium roof lantern allowing an abundance of natural light to flood the room, and bi-fold doors opening directly onto the rear garden — perfect for entertaining and family living.
Adjoining the kitchen is a separate utility room, providing additional practical space, along with a convenient downstairs WC.

Outside, the property boasts an exceptionally generous south-facing rear garden, offering fantastic space for families, entertaining and outdoor living. The garden also benefits from three substantial storage sheds.
Upstairs, the property offers three double bedrooms together with a modern family bathroom, which was beautifully refurbished last year. Side Access Included. Sheds will be removed upon sale.

- Three double bedrooms
- Large south-facing rear garden
- Stunning modern kitchen/dining room
- Premium roof lantern and bi-fold doors
- Separate utility room
- Downstairs WC
- Modern family bathroom refurbished last year
- Spacious lounge with feature fireplace
- Driveway parking for at least two vehicles
- Three substantial garden storage sheds

Viewing

Please contact our Arden & Way Office on 02392 460 899
if you wish to arrange a viewing appointment for this property or
require further information.

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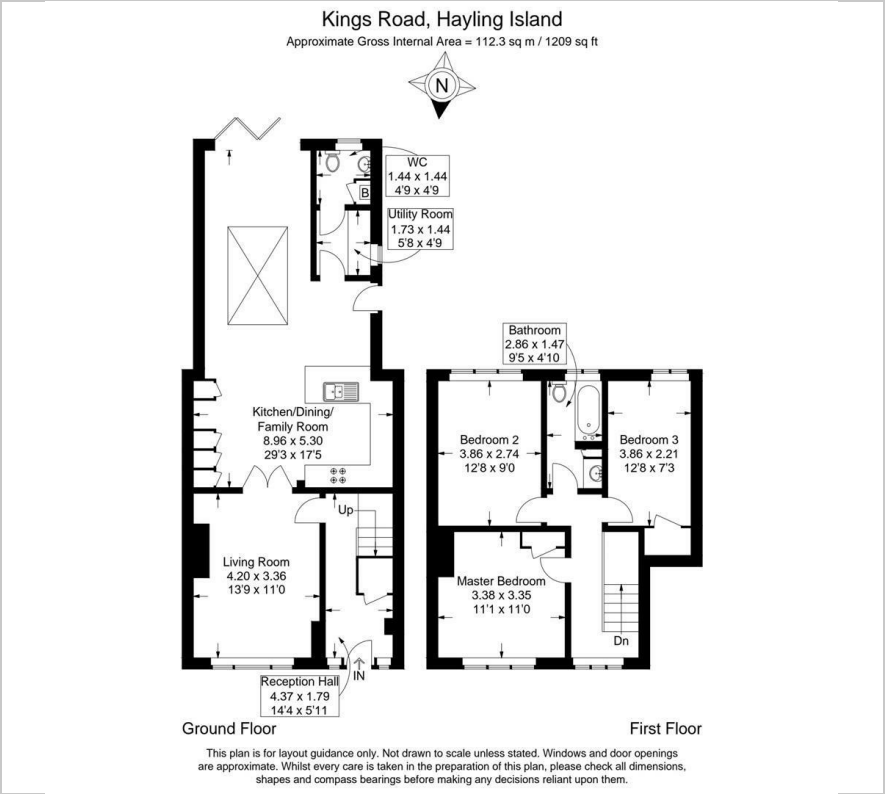
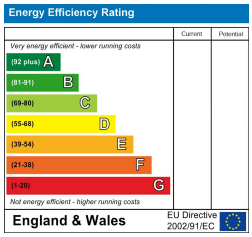
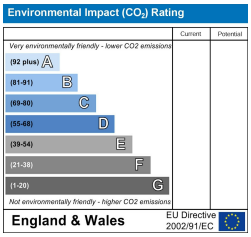
Floor Plan



Area Map

Energy Efficiency Graph





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