





Anne Cottage Shoreside Walk, East Wittering

£950,000 Freehold

Attractive mock-Tudor detached cottage with considerable character throughout, including leaded light windows, exposed beams and an open fireplace • Impressive kitchen/dining room (28'11 x 16'4) with range cooker, granite worktops and doors opening to the rear garden • Four good-sized double bedrooms, with the principal bedroom benefiting from an en suite shower room • Separate sitting room, snug and ground floor office — flexible accommodation well-suited to family living and home working • Utility room and separate laundry room providing practical day-to-day storage and appliance space • Well-established rear garden with stone terrace, mature olive trees, lawn, wildlife pond and sheltered seating area • Attractive front garden with [illegible] gravel driveway providing ample off-street parking • Garage, utility/laundry room and shed providing 30 [illegible] / 331 sq ft of outbuilding space • Short distance from the sandy beach at West Wittering and Chichester Harbour AONB • 189.1 sq m / 2,035 sq ft of principal accommodation | East Wittering village amenities within easy reach

STRIDE & SON
ESTATE AGENTS
CHARTERED SURVEYORS









Anne Cottage, Shoreside Walk, PO20 8DF

Approximate Gross Internal Area = 189.1 sq m / 2035 sq ft
Outbuildings = 30.8 sq m / 331 sq ft
(Including Garage)
Total = 219.9 sq m / 2366 sq ft
Produced for Stride & Son Estate Agent.

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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. Created by Emzo Marketing 2026. (ID1305572)