



1 Fontwell Road, Selsey, PO20 0PE

Guide Price £335,000 Freehold

1 Fontwell Road

Selsey, Chichester

Located on the Eastern side of Selsey and offered for sale with a recent adjustment to the guide price for a quick sale and with no forward chain is this three double bedroom semi-detached chalet bungalow, EPC- C Council Tax Band - D.

Approaching the front of the property, the front garden is mainly laid to lawn with a block paved driveway providing off road parking for up to four cars. Steps lead up to a double glazed front door allowing access into an entrance porch with a further door into the living room that benefits from having a log burner. The remainder of the accommodation comprises; kitchen, conservatory, bathroom with spa bath, three double bedrooms and shower room. The guide price has been recently adjusted to incorporate any potential adjustments that need to be made to the property.

Externally, the bungalow benefits from occupying a large corner plot giving that extra bit of garden space. The rear garden is mainly laid to lawn with a patio directly off the back of the property. In addition to the main rooms, the garage has light and power, the utility area benefits from light and power and the outbuilding in the garden also benefits from light and power as well.

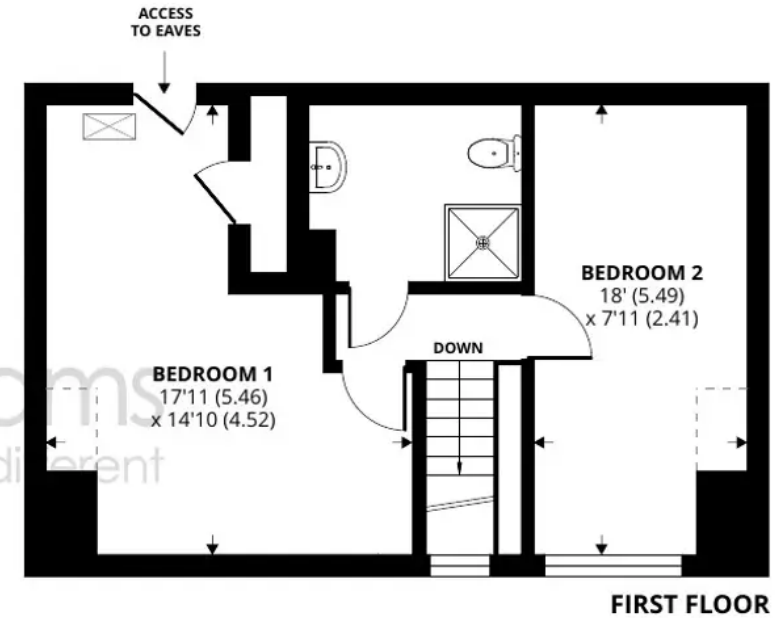
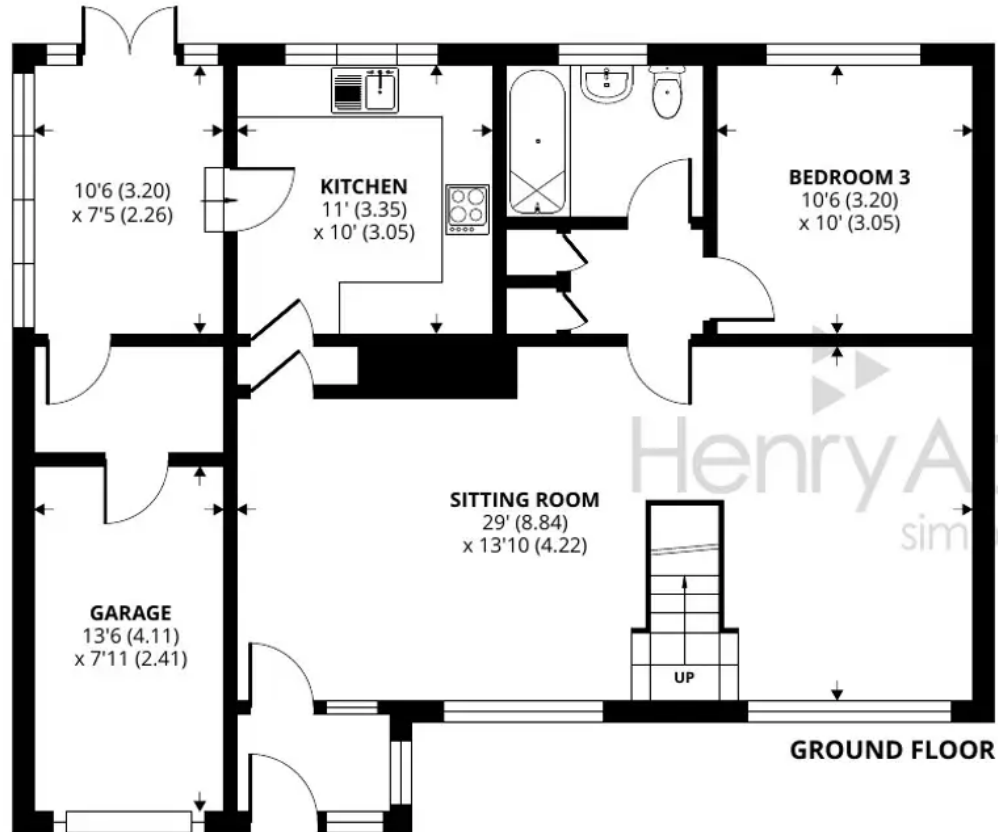
Council Tax: D, Freehold, EPC: C

- No Forward Chain
- Large Corner Plot
- Priced for a Quick Sale
- Close To The Beach Front





Denotes restricted head height



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Approximate Area = 1406 sq ft / 131 sq m (includes garage)

Limited Use Area(s) = 37 sq ft / 3 sq m

Total = 1443 sq ft / 134 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Henry Adams. REF: 620087





Henry Adams - Selsey

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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any