



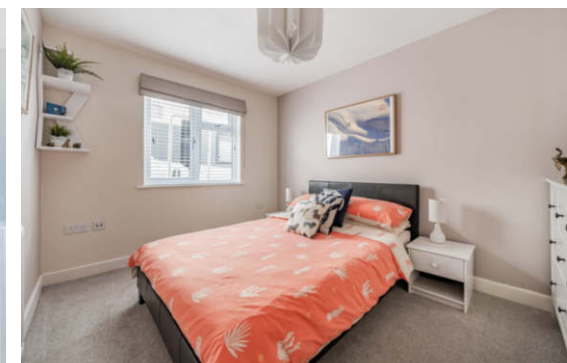
Sea Breeze

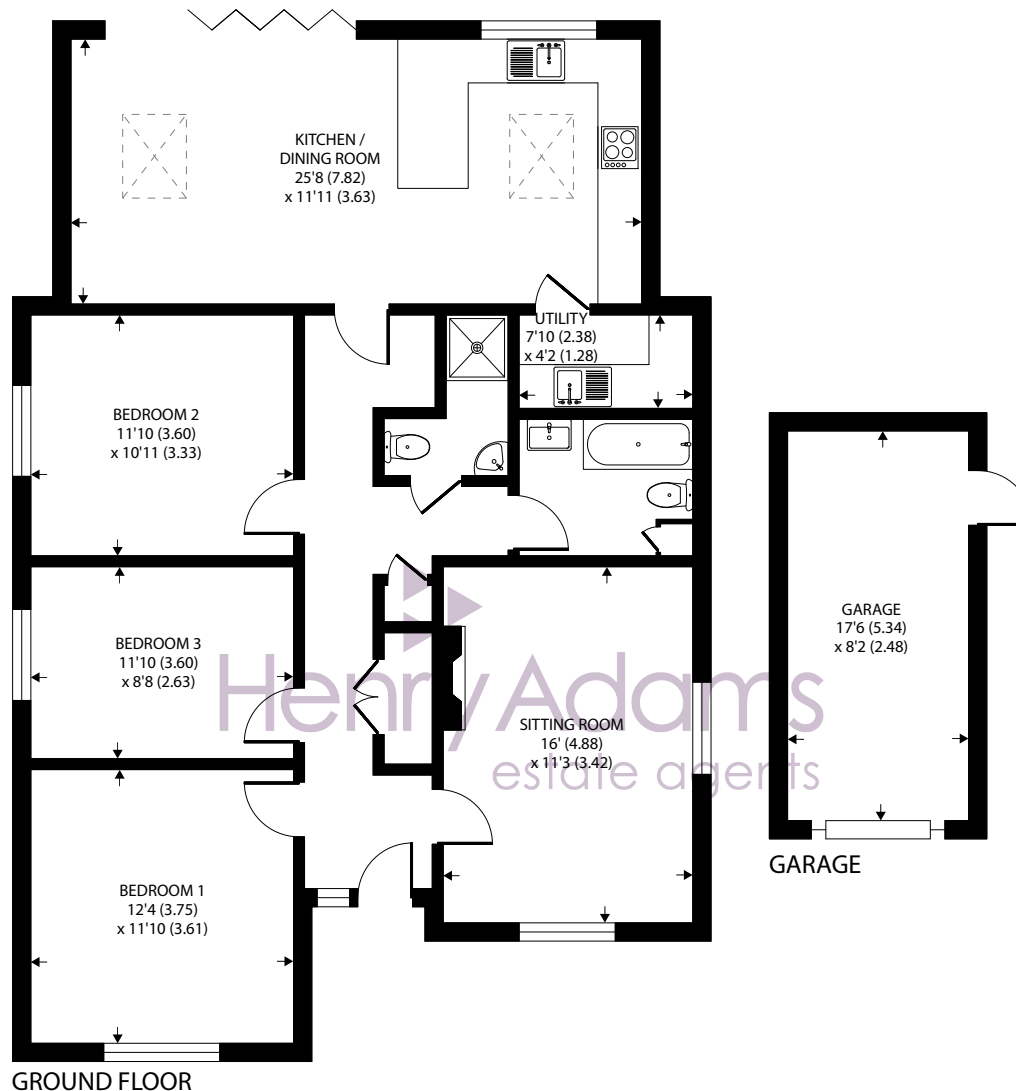


- ▶ Beautifully Presented Three bedroom Detached Bungalow
- ▶ Stylish Fitted Kitchen / Dining Area With Bi-Fold Doors Out To Garden
- ▶ Modern Shower Room & Bathroom
- ▶ Viewing Highly Advised
- ▶ Light & Spacious Entrance Hall
- ▶ Utility Room
- ▶ Detached Garage & Driveway Providing Ample Parking
- ▶ West Facing Private Garden With Patio Seating Area

Nestled in a sought-after residential area, this beautifully presented three-bedroom detached bungalow exudes charm and elegance. Upon entering this splendid abode, you will be greeted by a light and spacious entrance hall, setting the tone for the rest of the home. The heart of the property is the stylish fitted kitchen and dining area, boasting sleek finishes and modern appliances. The bi-fold doors effortlessly connect this space to the secure private garden, flooding the area with natural light and creating a seamless indoor-outdoor living experience. For added convenience, a utility room is also at your disposal. The property further impresses with a modern shower room and bathroom, showcasing contemporary design elements and quality fixtures. The three well-appointed bedrooms provide comfortable retreats, each designed with relaxation in mind.

Step outside to discover the West facing serene private garden, a tranquil oasis perfect for enjoying al fresco dining or simply unwinding in the fresh air. A patio seating area offers a space for outdoor entertaining or quiet relaxation, providing a perfect backdrop for any occasion. A detached garage and driveway complete this remarkable property, providing ample parking space for multiple vehicles and additional storage options.





Havant Road, Hayling Island, PO11

Approximate Area = 1185 sq ft / 110 sq m

Garage = 143 sq ft / 13.2 sq m

Total = 1328 sq ft / 123.2 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025.
Produced for Henry Adams. REF: 1226649

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 service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Situation

115 Havant Road is situated close to the mainland on the northern edge of Hayling Island, alongside the main Havant Road, whilst enjoying countryside views to the rear. Within a short walk is a petrol station with convenience store, whilst the immediate vicinity has Northney Marina with The Langstone Hotel, restaurant and leisure complex. The Island offers splendid leisure facilities. In addition to the natural beach with windsurfing, there is a highly prized links Golf Course with the Club House just across the road. Close by there is also a Sports Club offering, exceptionally, all racket games facilities. Sailing enthusiasts have the choice of two top class sailing clubs with access to the Solent and Chichester Harbour. There is a local theatre and the Chichester Festival Theatre is only 25 minutes away. The Island has local schools. School buses serve other schools further afield. The Ferry provides a link to schools in Portsmouth. Train services to Waterloo (1hr20m) and Victoria run regularly from nearby Havant Station (approximately 5 miles). Havant provides shopping and leisure facilities for all day to day needs, as well as providing access to mainline rail services to London, Portsmouth and Chichester and the motorway network via the A27 and A3(M).

