



20 Nelson Road, Bognor Regis

Guide Price £575,000

 Henry Adams  
estate agents







## 20 Nelson Road

- Immaculate Detached House
- Beautifully Refurbished
- Full of Character
- Gorgeous Reception Room
- Biofuel Log Burner in Reception
- Separate Dining Room
- Stunning Kitchen/Breakfast Room
- 5 Bedrooms
- Gardens on 2 Sides
- Off-street Parking

Introducing this five bedroom detached house exuding character and charm. Situated in a quiet residential street, the property benefits from off-street parking and a garden on two sides.

The front door opens onto a lovely entrance hall which opens to one of the highlights of this home, a gorgeous reception room featuring a biofuel log burner, wooden floors and French door opening to the garden. There is also a lovely dining room with wooden floors and attractive, exposed wooden beams and leaded light windows. There is also a stunning contemporary kitchen/breakfast room with comprehensive storage units, wooden work tops and a central island. Upstairs are five well-appointed bedrooms and a family bathroom, with abundant space for a growing family.

This home is ideal for those seeking a perfect blend of modern comfort and classic elegance.

Located in a sought-after neighbourhood, this residence offers easy access to local amenities, schools, and transport links, making it an attractive choice for discerning buyers.

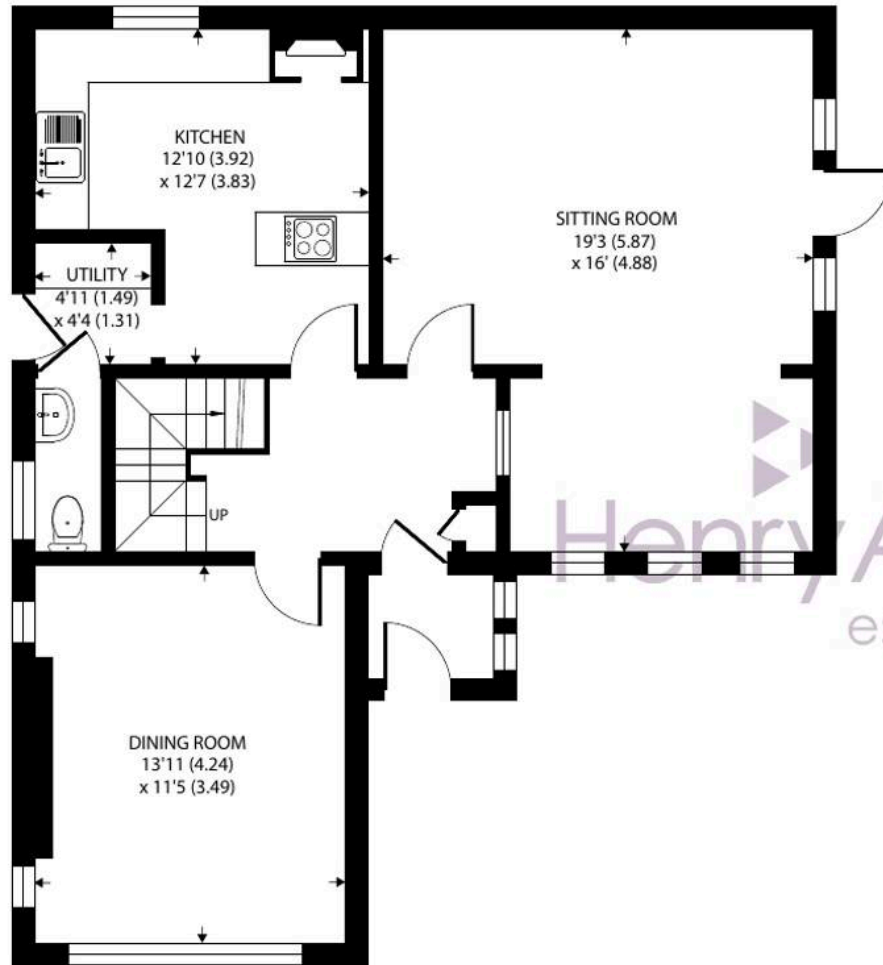




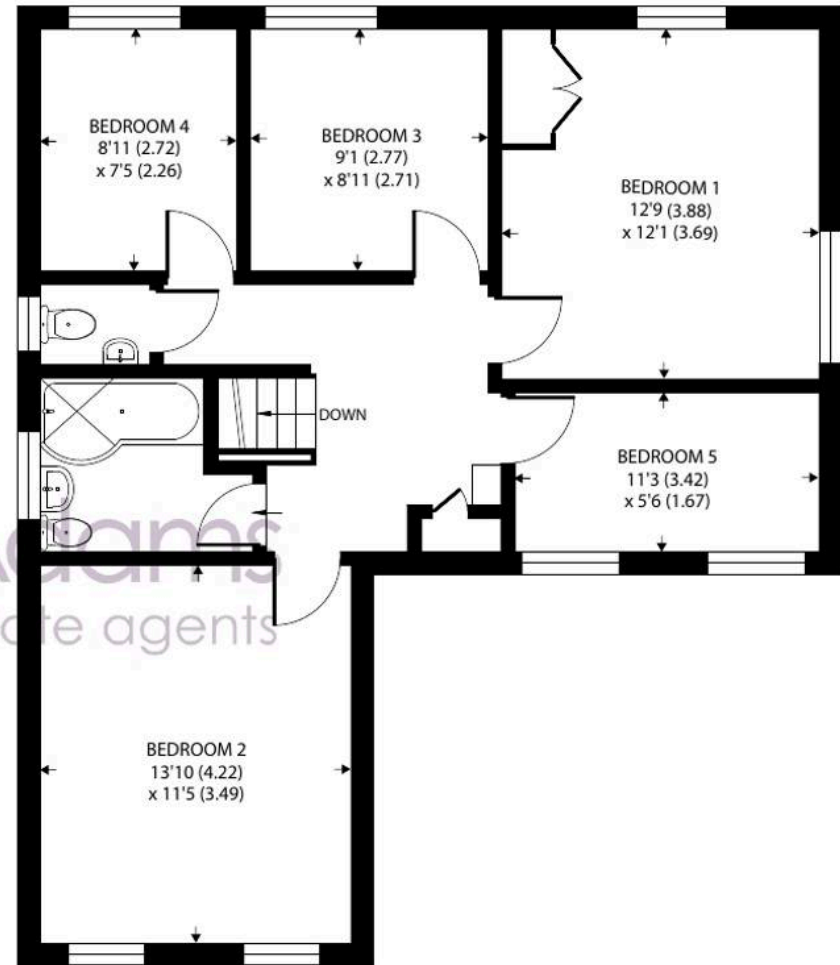








GROUND FLOOR



FIRST FLOOR

## Nelson Road, Bognor Regis

Approximate Area = 1460 sq ft / 135.6 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: 1362969



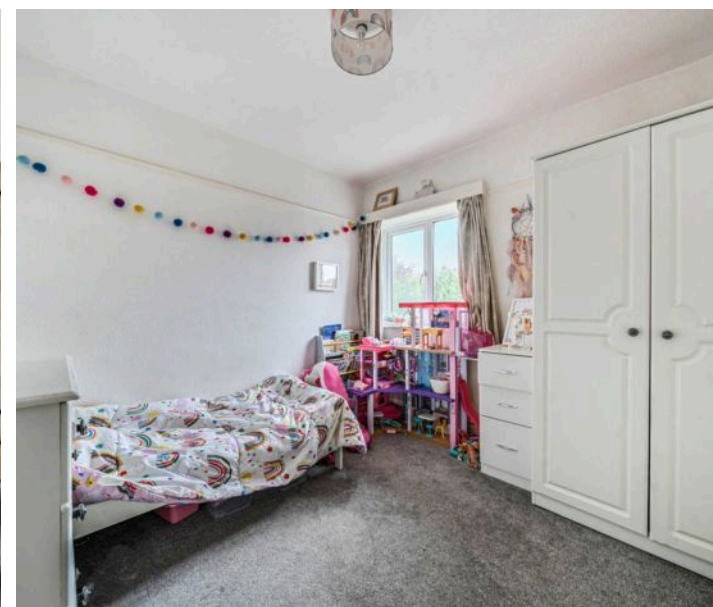
Situated in a popular residential street surrounded by character properties. The Aldwick beach with its traditional beach huts, promenade, Marine Park Gardens and West Park are within easy walking distance as are the Aldwick shopping facilities, which include a Tesco Express, post office and a range of local shops.

What3Words ///thick.each.leave

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D







## Henry Adams - Bognor and Aldwick

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