



WHITLOCKS
ESTATE AGENTS

17 Greenways, Pagham
£340,000

- No Forward Chain
- Semi Detached Bungalow
- Two Bedrooms
- Open Plan Kitchen / Lounge / Dining Room
- Kitchen Benefits from a Full Range of Integrated Appliances
- UPVC Double Glazed Conservatory
- Fitted Bathroom
- Gas Fired Central Heating and UPVC Double Glazing Throughout
- Secluded Rear Garden
- Extensive Driveway and Detached Garage

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: E





Whitlocks Estate Agents are delighted to bring to the market this deceptively spacious Semi-Detached Bungalow positioned in a highly desired Cul-De-Sac.

The property has been partially renovated and consists of an open plan Kitchen / Lounge / Dining Room which has been recently fitted with a top of the range Kitchen with a full range of integrated appliances, leading on from there is a UPVC Double Glazed Conservatory benefitting from lovely views and access onto the rear Garden.

Furthermore, there are two Double Bedrooms and a fitted Bathroom.

Further benefits include UPVC Double Glazing, Gas Fired Central Heating and plenty of storage space throughout.

Outside to the rear, there is a generous-sized rear Garden offering total seclusion, as well as further potential to extend (subject to planning permission) and plenty of space for outdoor dining.

To the front, there is an extensive Driveway providing off road parking for several vehicles leading to the detached Garage.

Viewing is a Must!

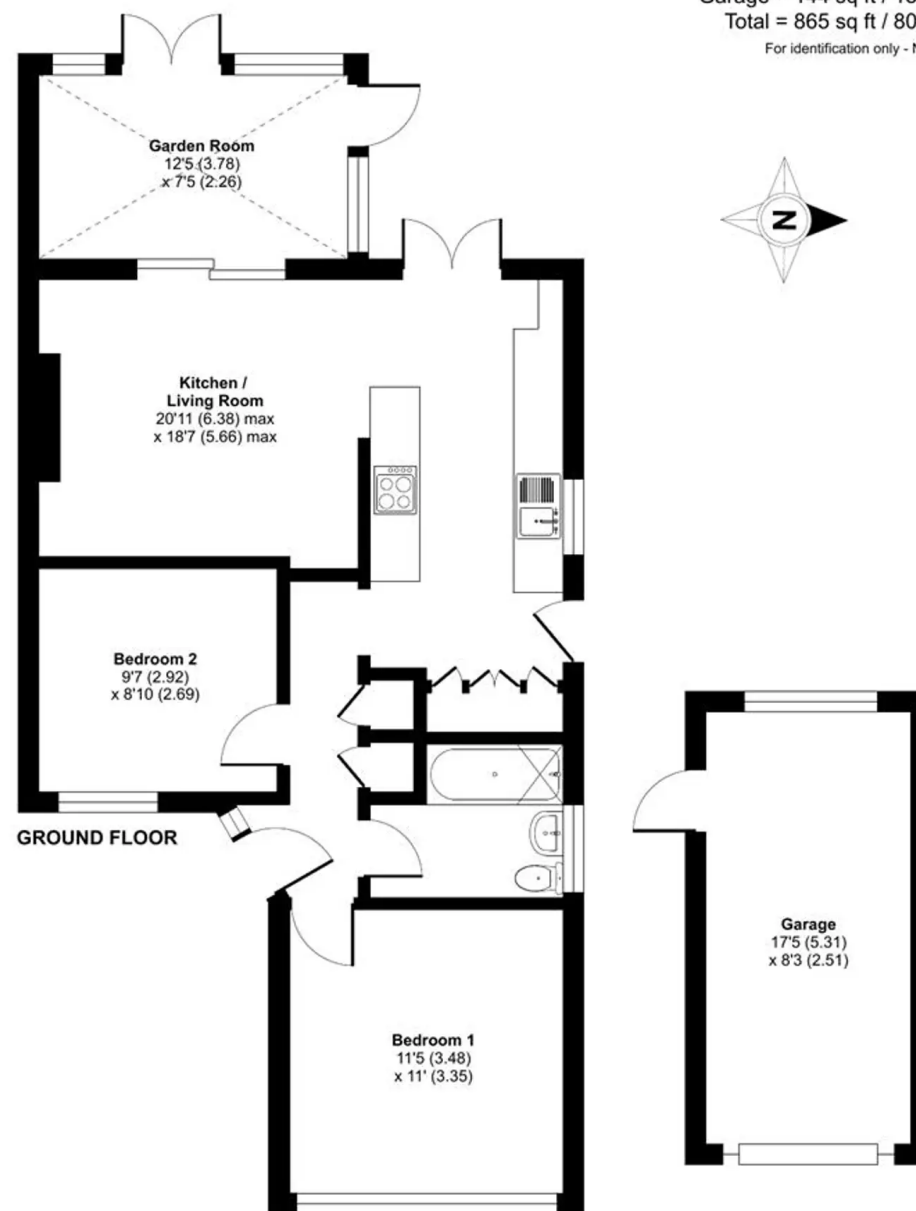


Pagham is a quaint, seaside Village famously known for its quirky railway carriages and holiday makers. Located to the west and away from the hustle of the main resort Town. The Sea Front, Harbour and Nature Reserve offer a variety of walks and wildlife. The Beach area has the added benefit of a Café, Amusements and a Yacht Club and is a short walk away from St Thomas A 'Becket Church. The Shopping Parade consists of a range of amenities including Convenience Stores, a Doctors Surgery, a Chemist, an Opticians, Bus Links to Bognor Regis and Chichester Town Centre and many more. Local 16th and 18th century Pubs can be found nearby in Nyetimber Village less than half a mile away.

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Greenways, Pagham, Bognor Regis, PO21

Approximate Area = 721 sq ft / 66.9 sq m
 Garage = 144 sq ft / 13.3 sq m
 Total = 865 sq ft / 80.2 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). © richcom 2023. Produced for Whitlocks Estate Agents Limited. REF: 1049129





Whitlocks Estate Agents - Bognor Regis & Pagham

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