



Sea Avenue, Rustington, BN16 2DG

Freehold

Four Bedrooms • Large Rear Garden • Driveway for Multiple Cars • Integral Garage • Conservatory & Utility • Prestigious Private Sea Estate • A Short Walk from Rustington Beach • Approx. 2013 sq. ft (187 sq. m)

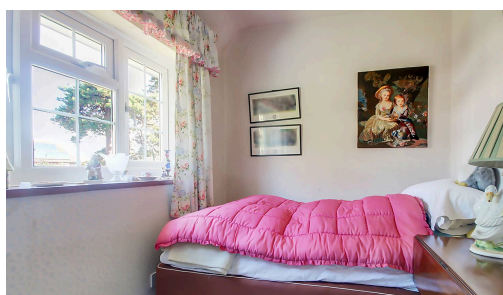
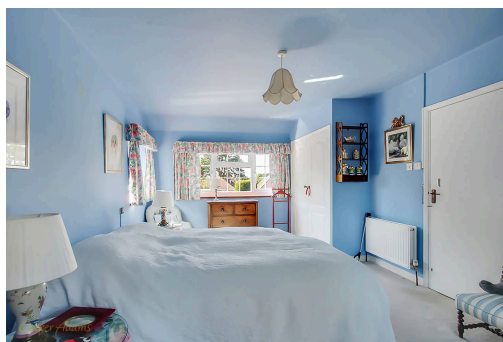
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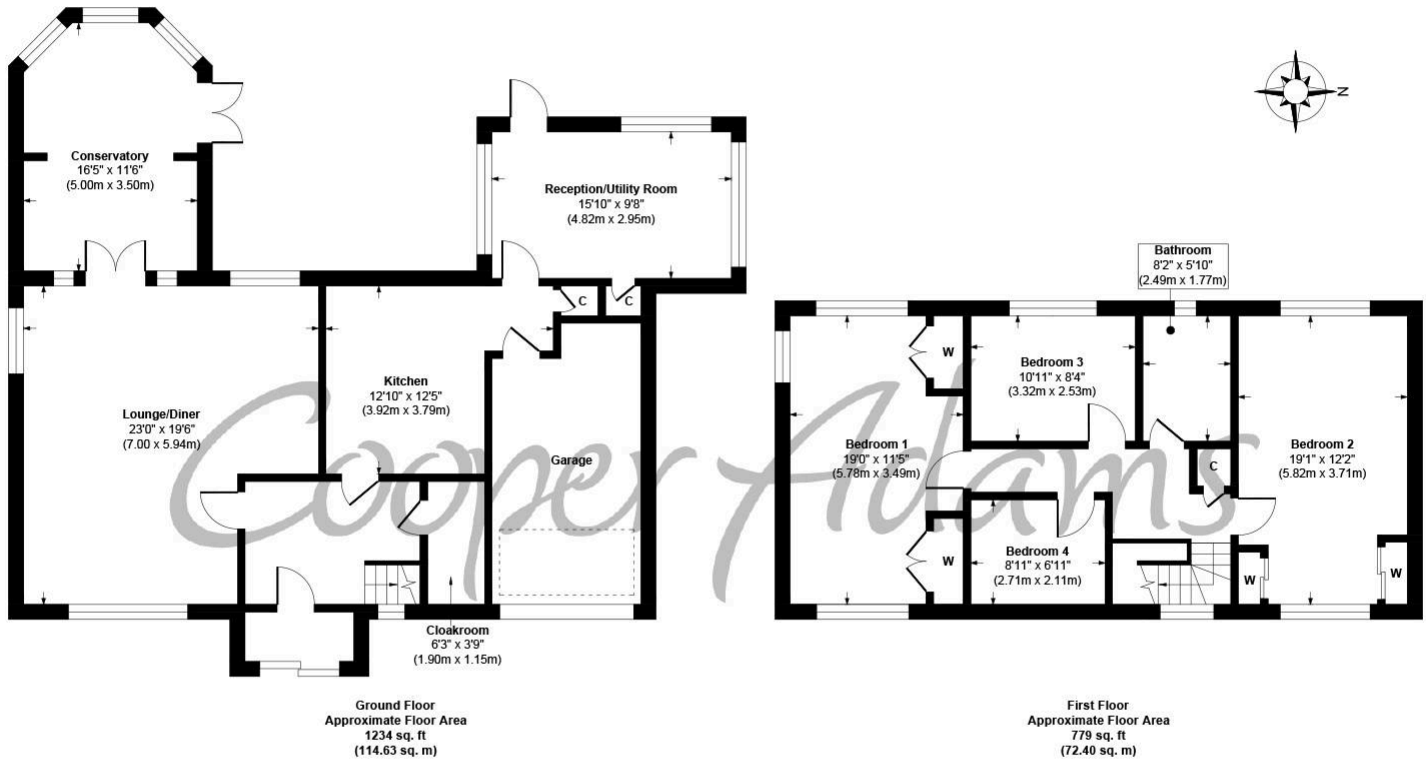
Situated within the prestigious private Sea Estate, this delightful residence offers generous and versatile living accommodation, perfect for family life or those seeking extra space. Boasting four bedrooms, including two exceptionally large doubles, the property provides comfort and flexibility. The home features a spacious driveway accommodating multiple vehicles, in addition to an integral garage, ideal for storage or further parking. To the rear, a substantial garden offers a private outdoor haven, perfect for entertaining or relaxing. This charming home is ideally located close to the coast, combining a tranquil setting with convenient access to local amenities.

The spacious rear garden is a standout feature, boasting a generous lawn bordered by mature shrubs and planting. A patio adjoins the property, creating the perfect spot for outdoor dining or relaxation. With ample space and privacy, this garden offers endless potential - whether you wish to landscape further, grow your own produce, or simply enjoy the peaceful surroundings.



Rustington, a charming seaside village in West Sussex, offers a welcoming community, excellent shops, restaurants, and nearby leisure activities like sailing and golf. Its unspoiled pebble beach is perfect for peaceful walks, providing a serene escape just minutes away. Ideally located for all amenities, Rustington is a delightful place to live and unwind.





Sea Avenue, Rustington
Approx. Gross Internal Floor Area 2013 sq. ft / 187.04 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale

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Council Tax band: F, EPC Energy Efficiency Rating: D, EPC Environmental Impact Rating: E

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