



Sea Road, East Preston

Freehold

Prime coastal location just moments from the beach and within walking distance of East Preston's shops, eateries, and pubs. • Generous living areas, including a formal dining room, bright sitting room, and large conservatory. • A characterful home with fantastic potential for modernisation and adding your own touch. • West-Facing Garden, a private outdoor space with mature planting, perfect for relaxation or entertaining. • A spacious driveway leads to an integral garage for added convenience. • For more information, go to [Cooper Adams website](#)

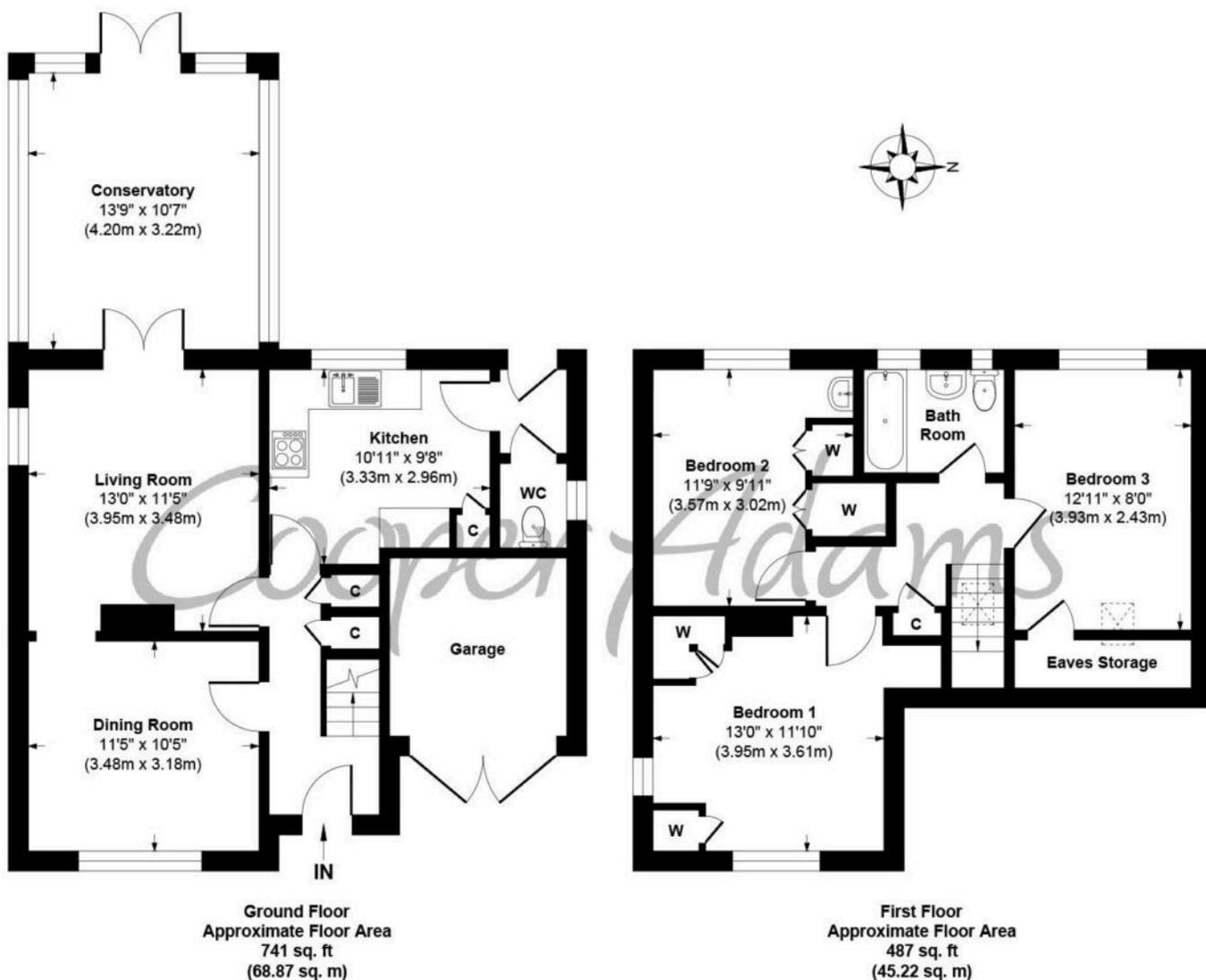
Cooper Adams

This characterful three-bedroom detached home offers a fantastic opportunity to personalise and enhance a property full of charm. Ideally located just moments from the beach in the heart of East Preston, it provides the perfect balance of coastal living and village convenience, with shops, eateries, and pubs nearby. The spacious hallway leads to well-proportioned living areas, including a formal dining room, a bright sitting room with doors to a large conservatory, and a well-equipped kitchen. A cloakroom and integral garage add to the practicality. Upstairs, three generous bedrooms are complemented by a family bathroom. Outside, the west-facing garden is mainly laid to lawn with mature planting, ideal for outdoor entertaining. A spacious driveway provides ample parking and leads to the garage. With its prime location and scope for modernisation, this is a fantastic opportunity to create a truly special home. Viewing is highly recommended!



East Preston, a delightful seaside village in West Sussex, boasts a welcoming community, a variety of local shops, restaurants, and leisure facilities. Its tranquil pebble shoreline is perfect for scenic coastal walks, while its proximity to the South Downs offers the ideal blend of countryside and seaside living.





Sea Road East Preston, West Sussex, BN16 1NP
Approx. Gross Internal Floor Area 1228 sq. ft / 114.09 sq. m

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