



18 Blenheim Court, Aldwick, Bognor Regis

Guide Price £515,000



18 Blenheim Court, Aldwick

A beautifully presented, extended detached bungalow situated in a popular location.

- Extended Detached Bungalow
- Sitting Room
- Spacious Kitchen
- Conservatory
- Modern Bath/Shower Room
- Generous Gardens
- Garage/Storage
- Off-Road Parking

A spacious extended detached bungalow located on West Meads.

The accommodation briefly comprises, glazed entrance porch to the hall with storage cupboards and utility, the hall leads through to the bright spacious conservatory with patio doors to the garden. The kitchen/breakfast room is fitted with contemporary units with a central island, a range style cooker and American style fridge/freezer. The sitting room has an electric fire and double doors to the front garden. There are three bedrooms, the principal bedroom benefiting from a full range of built-in wardrobes. The third bedroom and principal bedroom both have patio doors opening onto the garden. There is a contemporary bathroom with tub bath and separate shower, WC and basin set into vanity unit.

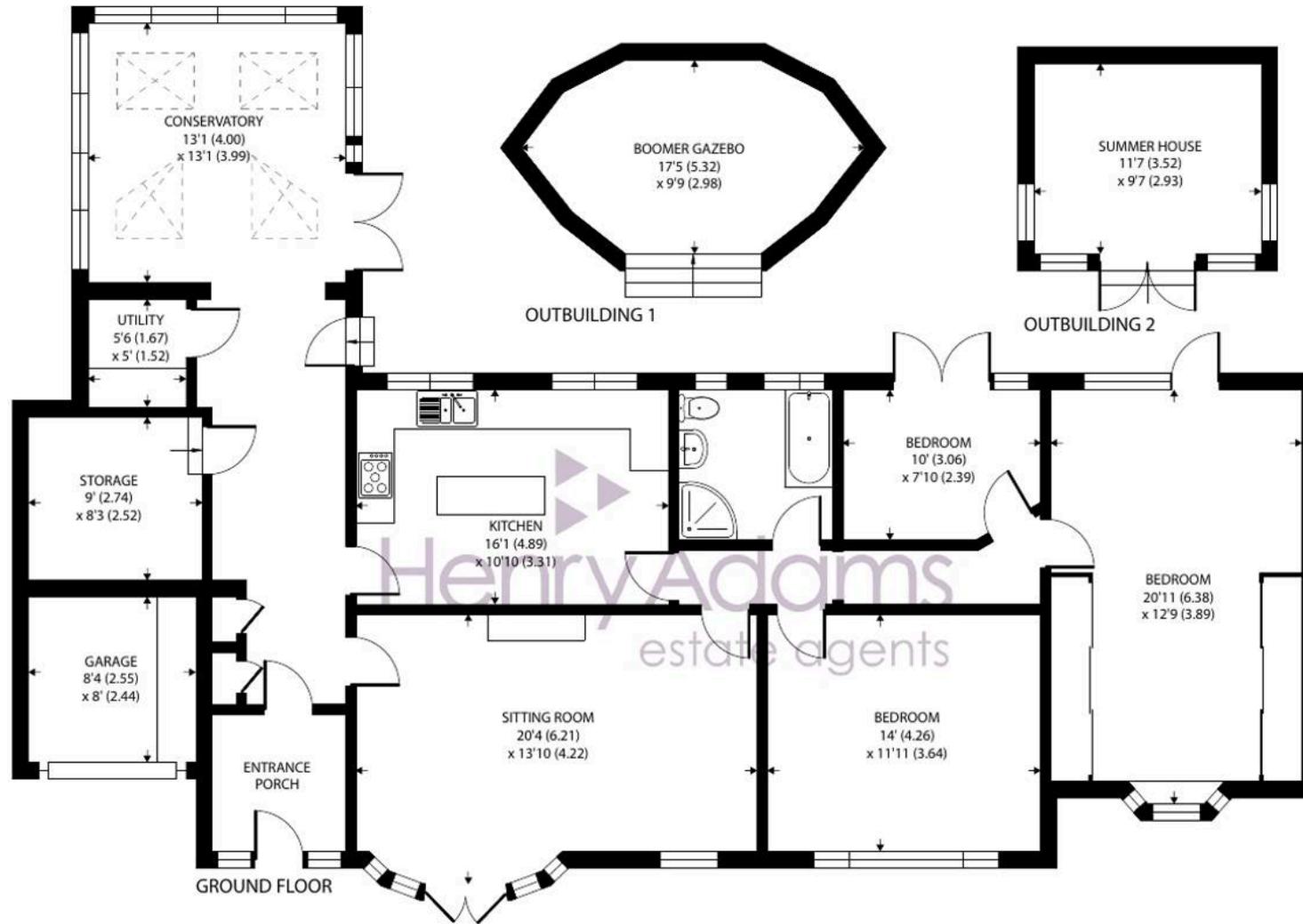
The loft offers a 'hobby room' with light and power.











Blenheim Court, West Meads

Approximate Area = 1589 sq ft / 147.6 sq m

Garage = 71 sq ft / 6.5 sq m

Outbuildings = 239 sq ft / 22.2 sq m

Total = 1899 sq ft / 176.3 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). © ntechcom 2025.
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Outside, the rear garden is mainly laid to lawn with a patio and decked areas. There is also a thatched gazebo, summer house and further seating areas. The property also benefits from a driveway leading to the garage with an up and over door and a personal door from the hall, benefiting from power and light. The current owners have divided the garage for further internal storage.

Situated on the popular West Meads estate in Aldwick to the west of the seaside town of Bognor Regis, with a good local bus service to both the village of Rose Green, which has a range of local amenities and Bognor Regis town centre with the precinct shopping facilities, the beach, the promenade and the mainline railway station with services to London Victoria and the South Coast.

Council Tax Band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

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