



## 8 Thrusloes, Aldwick Fields

Guide Price £425,000



## 8 Thrusloes

- Detached Bungalow
- Less than Half a Mile to the Beach
- Large Reception Room with Dining Area
- Two Bedrooms
- Wet Room Shower
- Double Garage
- West Facing Rear Garden
- Cul-de-Sac
- Close to West Park

Located in popular Aldwick Felds, this detached two bedroom bungalow presents a unique opportunity for those seeking a tranquil bungalow close to the sea. With a double garage and off-street parking, this property boasts both front and rear gardens.

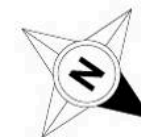
Nestled in a quiet cul-de-sac, the house is situated less than half a mile from the beach and is close to the green spaces of West Park. Although the house is presented in perfectly liveable condition incoming buyers may want to add improvements, but aside for the kitchen and bathroom, this would largely be of a cosmetic nature.

The front door opens to a hallway leading to bedrooms, bathroom and reception room. The large 'L' shaped reception room has double French doors opening to the garden. The 'L' part of the room is perfect as a dining space and has a door to the kitchen and further French doors opening to the sun room. The sun room is double aspect with further French doors opening to the west facing garden. The kitchen features wall and base units with wooden doors and an outside door opening to the side of the house.









## Thrusloes, Bognor Regis

Approximate Area = 948 sq ft / 88 sq m

Garage = 166 sq ft / 15.4 sq m

Total = 1114 sq ft / 103.4 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.  
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The first bedroom has a large window overlooking the front garden and a built-in triple wardrobe. Bedroom two also overlooks the front garden. The bathroom is currently equipped as a wet room with built-in shower. There is also a separate cloakroom.

The lovely west facing garden features a patio area close to the house, the remainder laid to lawn with border beds.

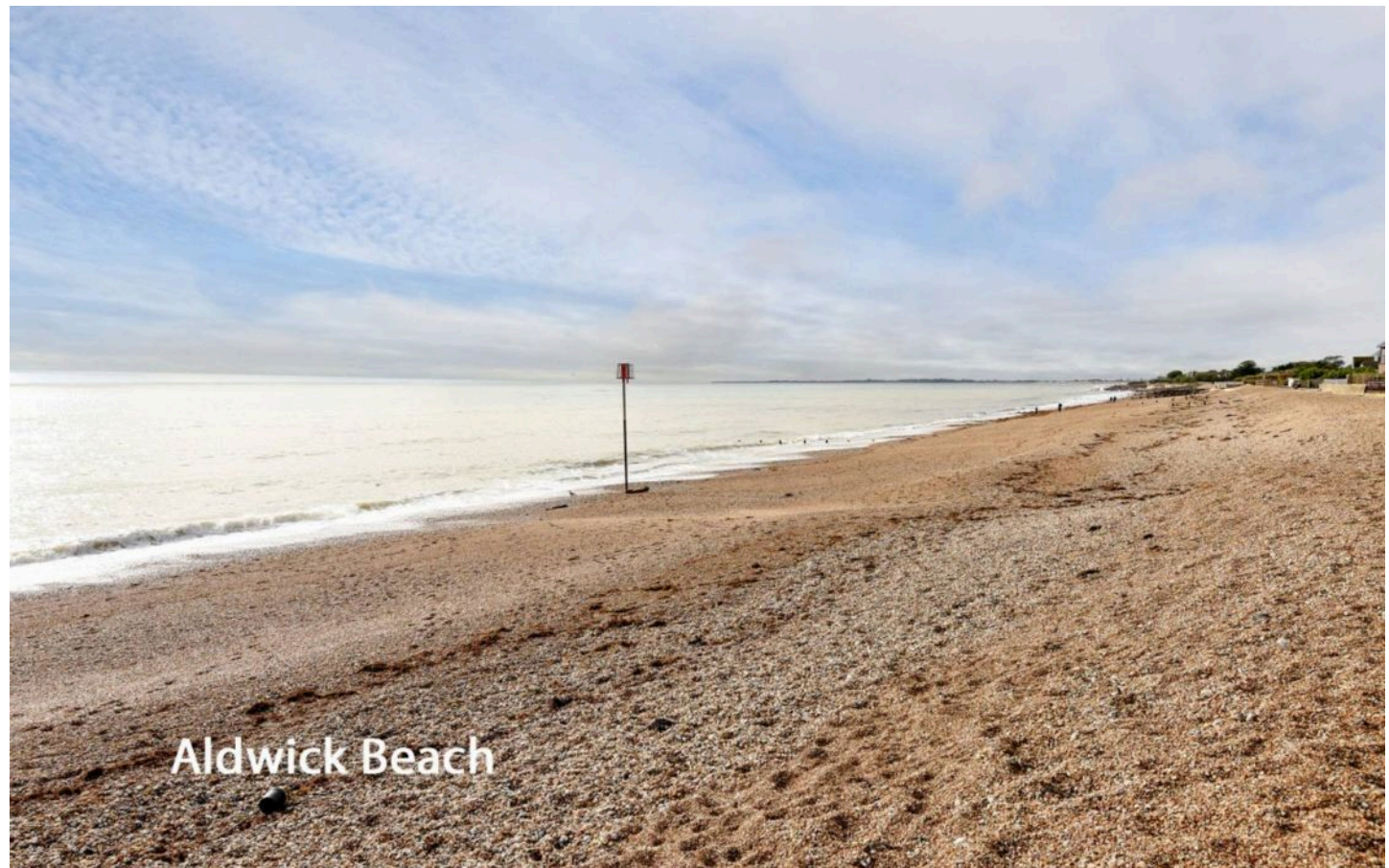
The property is positioned within the popular Aldwick Fields development within the parish of Aldwick, about two miles to the west of the seaside town of Bognor Regis. Aldwick offers a range of local facilities including a shopping parade in Aldwick Road where there is a Tesco Express convenience store. The historic Cathedral City of Chichester is about six miles which offers a rich variety of cultural and leisure facilities including the famous Chichester Festival Theatre.

What3Words ///birds.give.warns

Council Tax Band: E

Tenure: Freehold

EPC Energy Efficiency Rating: E







## Henry Adams - Bognor and Aldwick

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