



9 The Close, Selsey, PO20 0ET

Guide Price £425,000 Freehold

 **Henry Adams**
estate agents

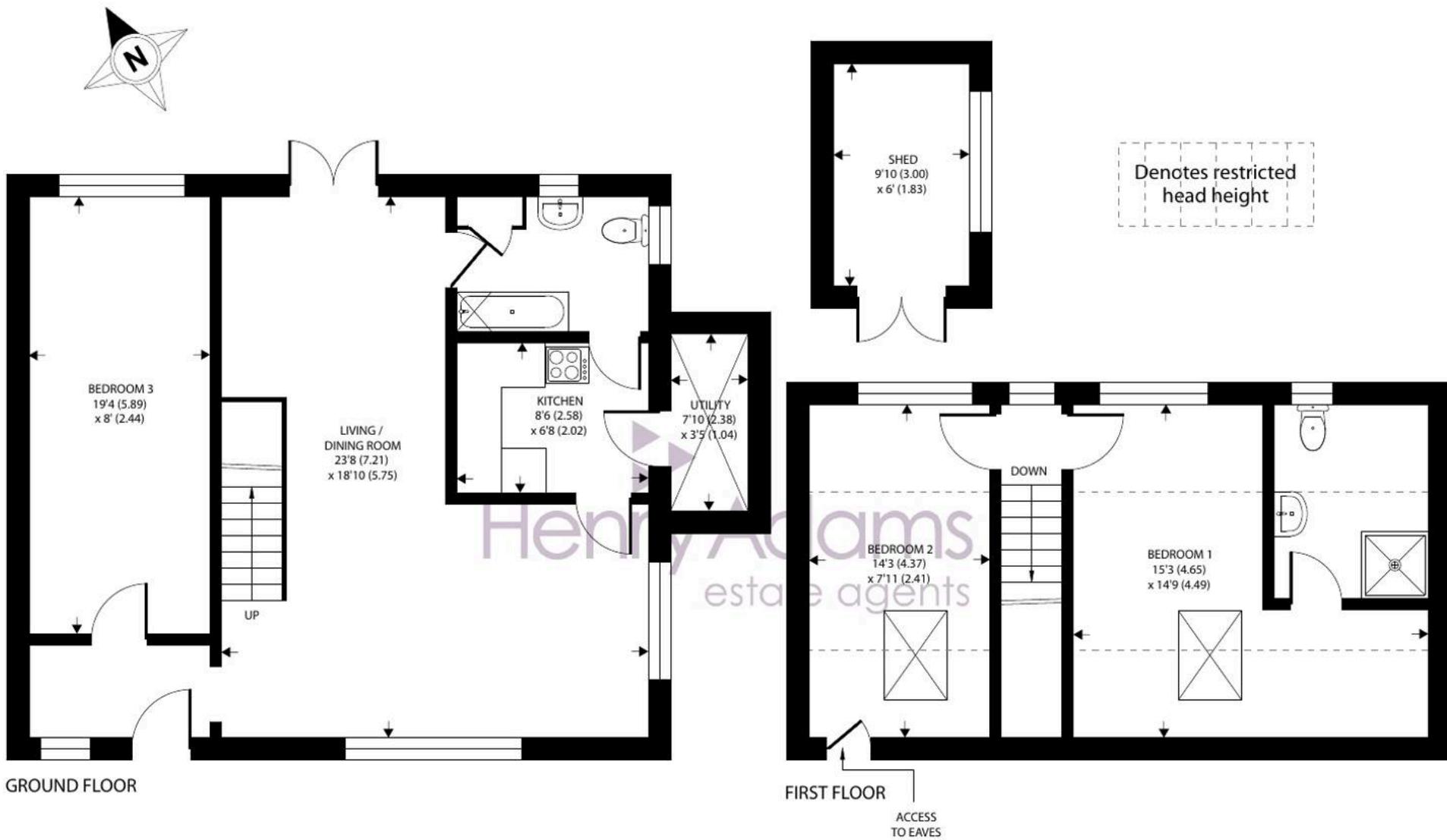
9 The Close

Selsey, Chichester

Nestled in a peaceful cul-de-sac just 200 metres from the beach, this detached chalet bungalow offers an ideal blend of comfort and convenience. The accommodation comprises three generously sized double bedrooms, with bedroom one benefiting from an en-suite shower room. The ground floor also features a family bathroom for added practicality. An L-shaped living and dining room forms the heart of the home, providing a versatile space for both relaxation and entertaining. Offered with no onward chain, this property presents an excellent opportunity for those seeking a coastal retreat or a spacious family home in a sought-after location.

The outside space is equally impressive, with a driveway laid to shingle and providing off-road parking for two cars. The rear garden, measures approximately 55ft by 40 ft and enjoys an easterly aspect. Whether you envision al fresco dining, gardening, or simply relaxing in the fresh sea air, this garden provides the perfect setting. The proximity to the beach allows for easy access to coastal walks and seaside activities, while the cul-de-sac setting ensures a quiet and safe environment. With its combination of outdoor space, practical parking, and an enviable location, this property is perfectly suited for those wishing to embrace a relaxed coastal lifestyle.





Approximate Area = 908 sq ft / 84.3 sq m

Limited Use Area(s) = 184 sq ft / 17 sq m

Outbuilding = 59 sq ft / 5.4 sq m

Total = 1151 sq ft / 106.7 sq m

For identification only - Not to scale





9 The Close

Selsey, Chichester

Detached 3-bed chalet bungalow in quiet cul-de-sac, 200m from beach. En-suite, family bathroom, parking for 2 cars. No onward chain. Ideal coastal retreat or family home. EPC-D, Council tax-C
Council Tax band: C

EPC Energy Efficiency Rating: D

- Detached chalet bungalow
- Three double bedrooms
- Ground floor bathroom and en-suite shower room to bedroom 1
- L-shaped living/dining room
- Driveway with space for 2 cars
- Cul-de-sac location with the beach within 200m
- 55ft x 40ft (approx.) easterly facing rear garden
- No onward chain





Henry Adams - Selsey

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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.