



9 Davenport Road, Felpham

Guide Price £750,000



9 Davenport Road

- Detached Coastal House
- 2,200 Sq Ft of Accommodation
- Private 'Beach Estate' Location
- 1st Floor Sea Views & Easy Beach Access
- 4 Double Bedrooms
- Kitchen-Breakfast Room
- Sitting Room, Sun Room & Dining Room
- Study & Conservatory
- Ample Parking & Detached Garage
- No Forward Chain

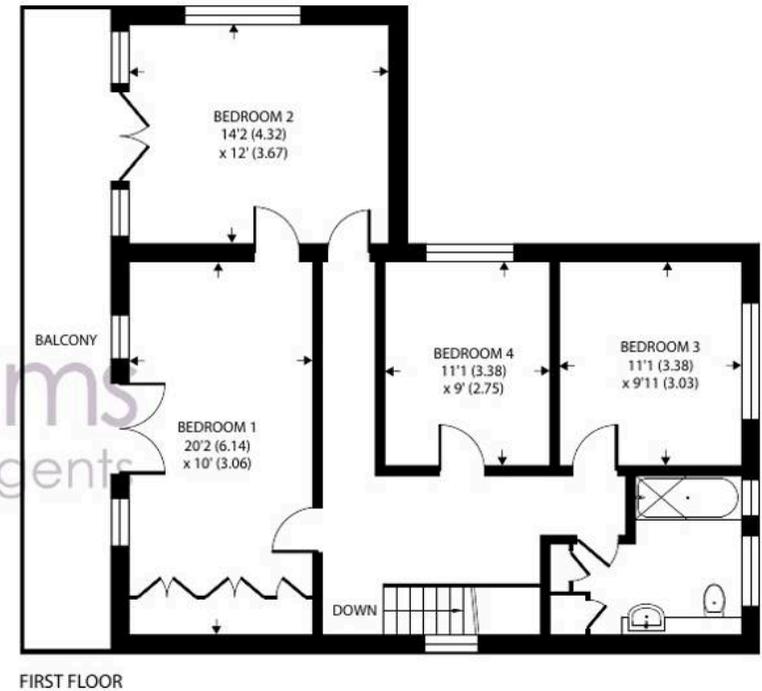
Located within the desirable private Beach Estate and just a few yards from the promenade, this substantial detached house offers an exceptional coastal lifestyle opportunity in a tranquil setting. The property is also offered for sale with the advantage of no forward chain.

Boasting approximately 2,200 sq ft of thoughtfully arranged accommodation, the home is designed for both comfort and versatility. The welcoming entrance hall leads to a spacious south facing sitting room, ideal for family gatherings or quiet evenings. The formal dining room is also of a generous size and leads to the sun room which could be used as a playroom or hobbies room if preferred. At the heart of the home, the kitchen-breakfast room provides ample space for culinary pursuits and casual dining and leads on to the study and double glazed conservatory. The study has an adjoining shower room which can also be accessed from the rear lobby area, so could be used as an additional bedroom if desired.









Davenport Road, Bognor Regis

Approximate Area = 2200 sq ft / 204.3 sq m

Garage = 161 sq ft / 14.9 sq m

Total = 2361 sq ft / 219.2 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 2026. Produced for Henry Adams. REF: 1417138

On the first floor, four generous double bedrooms ensure ample space for family and guests, with bedrooms one & two enjoying sea views and access onto the balcony. The family bathroom completes the accommodation.

Stepping outside, the garden wraps around the property and provides ample parking via two separate driveways, one to the front and one at the end of the garden which leads to the garage and store. The garden itself is mainly laid to lawn with an area of patio.

Davenport Road, is located on the private 'Beach Estate' just a short distance to the east of the pretty village of Felpham which offers a wide range of local facilities including schools, a medical centre, pharmacy, sports centre with swimming pool, golf club and a range of other useful shops. The town centre of Bognor Regis offers a full range facilities whilst the historic Arundel, the Cathedral City of Chichester and the famous Goodwood motor circuit and racecourse can all be found within approximately an eleven-mile radius.

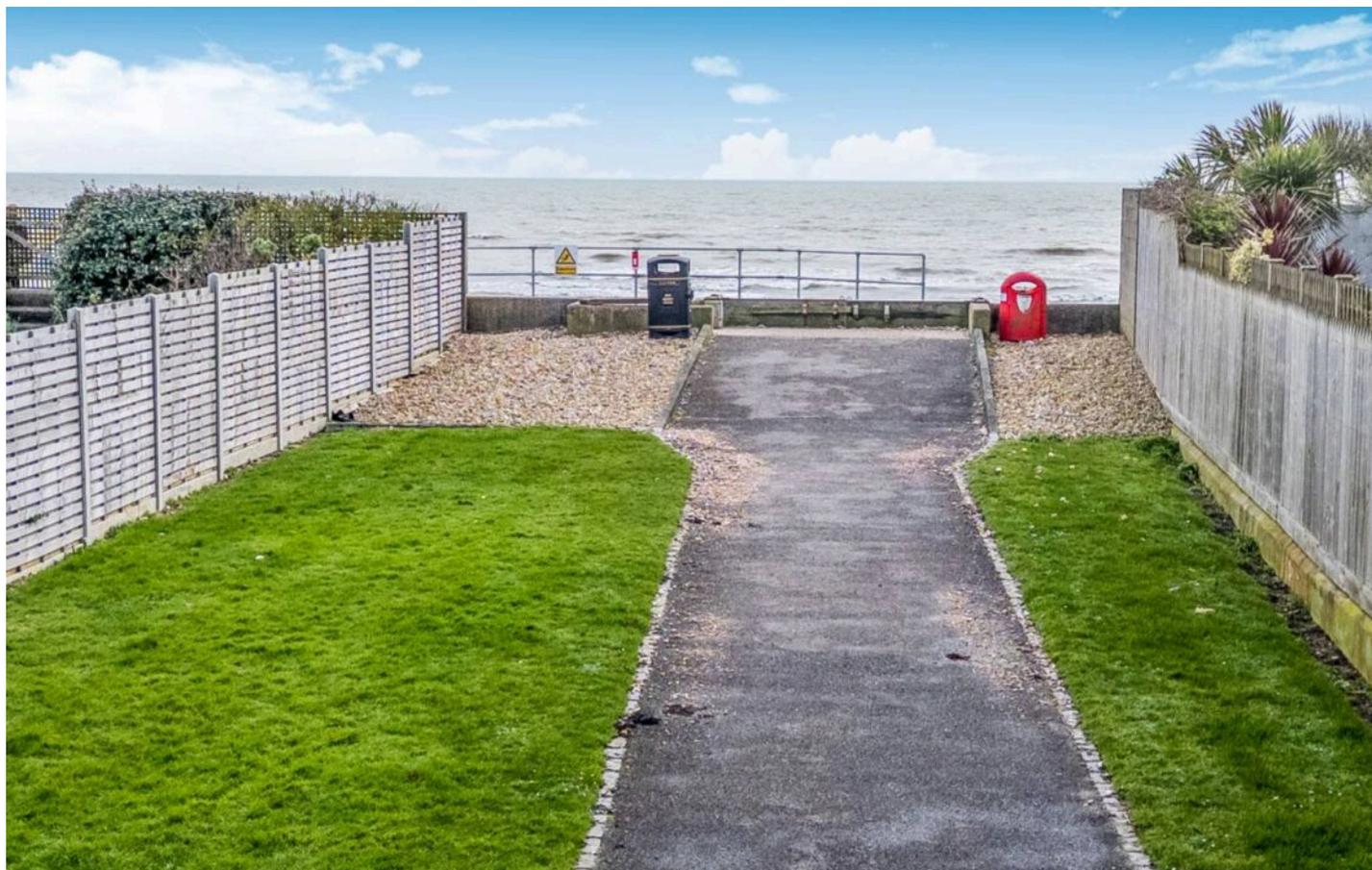
What3Words ///robe.tonic.each

Estate Charge: We understand the estate charge is approximately £200 p.a.

Council Tax band: F

Tenure: Freehold

EPC Energy Efficiency Rating: D





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