



13 Claremont Way, Midhurst, GU29 9QN

Offers in the Region of £435,000





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Freehold / EPC: E / Council Tax Band: E

- No Onward Chain
- Three Bedrooms / Two Bathrooms (One Ensuite)
- Kitchen / Dining Room
- Integral Single Garage with Potential to Convert
- Private Driveway
- Walking Distance to Town
- Detached Family Home

Situated in the heart of Midhurst and within easy walking distance of the town's extensive amenities, 13 Claremont Way is a well-presented, detached, three-bedroom family home, offered with no onward chain. The property is in good condition throughout, while allowing scope for a new owner to make light cosmetic updates to suit their style.

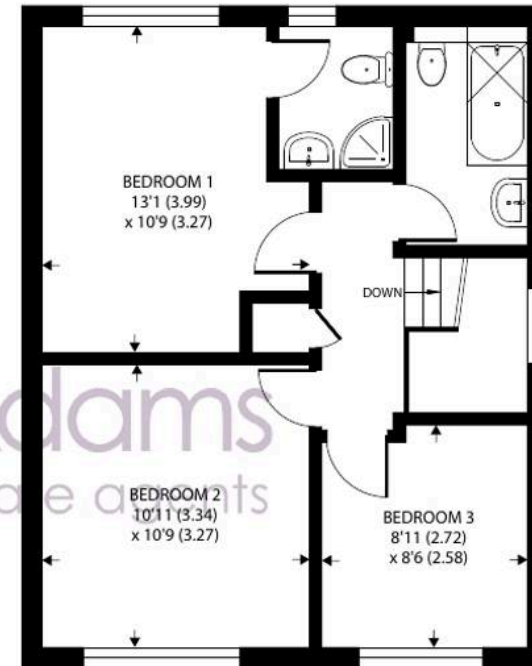
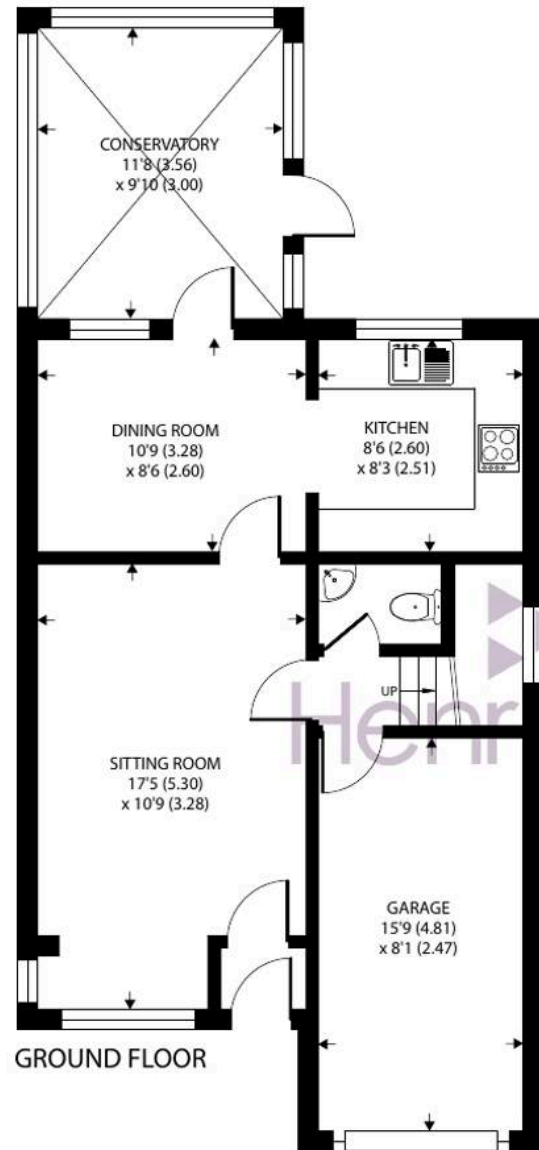
To the front, a private driveway provides off-road parking for two vehicles and leads to an integral single garage with an internal access door. This versatile space presents excellent potential for conversion, offering the opportunity to create additional living accommodation if required.

The ground floor accommodation includes a welcoming sitting room with a bay window and feature gas fireplace, alongside a bright kitchen/dining room running the full width of the house. The kitchen/dining area opens into a conservatory, enjoying a north-westerly aspect and views over the garden.

Upstairs, the principal bedroom benefits from an ensuite shower room, while two further well-proportioned bedrooms are served by a modern family bathroom.

Externally, the property offers low-maintenance gardens to both the front and rear, predominantly laid to lawn with mature planting and established borders.





FIRST FLOOR

13 Claremont Way

Approximate Area = 1034 sq ft / 96 sq m

Garage = 130 sq ft / 12 sq m

Total = 1164 sq ft / 108 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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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.