



4 Hunnisett Close, Selsey

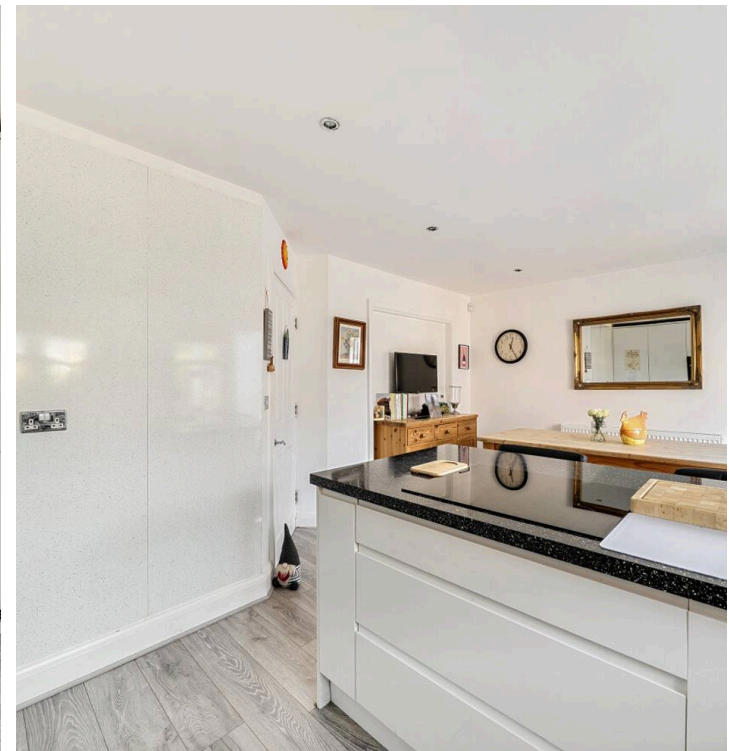
Guide Price £420,000 Freehold

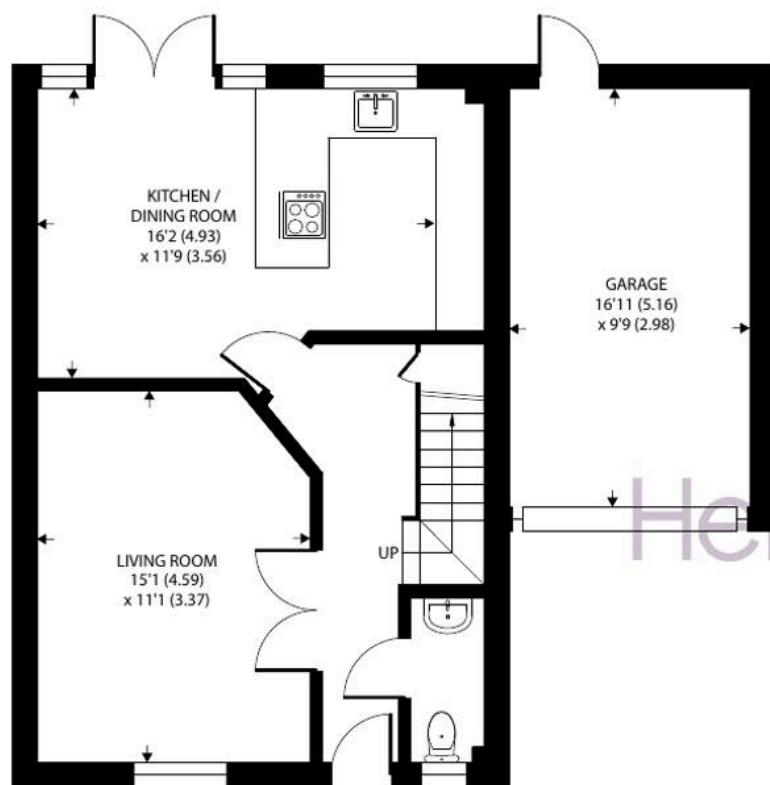
4 Hunnisett Close

Selsey, Chichester

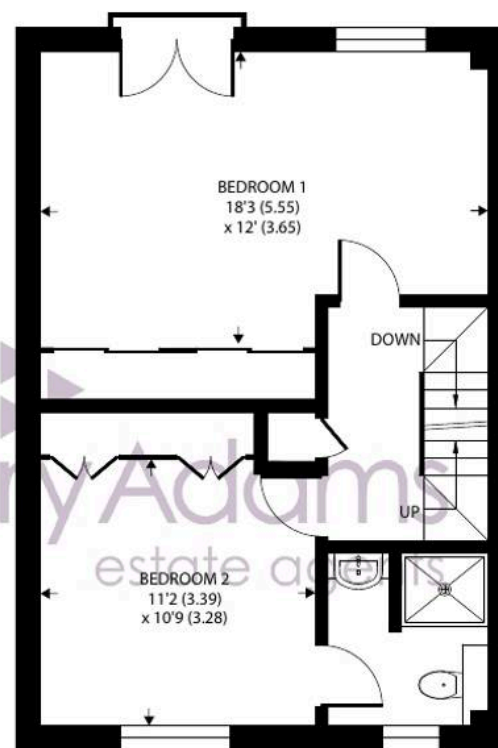
This impressive semi-detached townhouse offers a spacious and versatile layout, ideally suited to modern family living. The property features four well-proportioned double bedrooms, ensuring ample accommodation for family and guests. The guest bedroom benefits from its own en-suite shower room, while a family bathroom serves the remaining bedrooms. The ground floor comprises a welcoming living room, perfect for relaxing or entertaining, and a stylish kitchen breakfast room equipped with integrated appliances (including oven, hob, dishwasher and fridge freezer). The kitchen offers plenty of space for informal dining and direct access to the garden, making it a practical hub for daily life. Additional highlights include a block paved driveway, and a garage (complete with light and power), ideal for storage or workshop use.

The outside space is thoughtfully designed for both visual appeal and low maintenance. The frontage features decorative edging with a white stone inset, complemented by an extra side area laid to stone for ease of upkeep. A block paved driveway provides generous off-road parking, with an additional block paved area to the side of the garage. The westerly facing rear garden enjoys afternoon and evening sun, and includes a patio seating area directly adjacent to the house, ideal for al fresco dining or relaxing outdoors. The remainder of the garden is laid to lawn, with brick edged flower borders adding colour and interest. There is side access from the garden to the driveway, as well as a personal door into the garage. This outside space offers a private and practical setting for families, keen gardeners, or those simply seeking a peaceful retreat. Council Tax band: D , EPC Rating: C

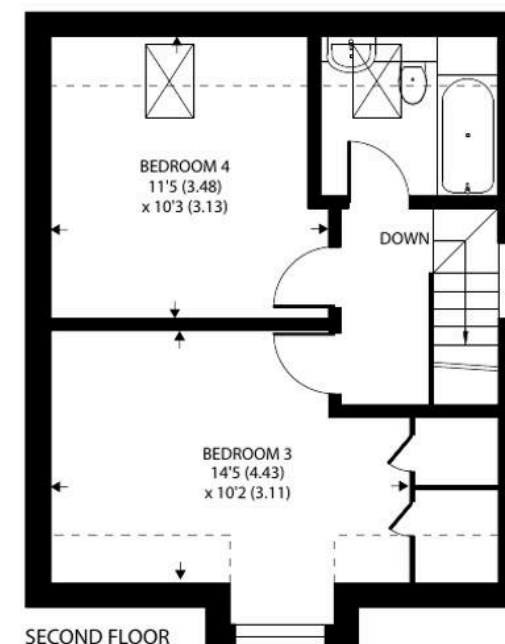




GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Denotes restricted
head height

Approximate Area = 1332 sq ft / 123.7 sq m
Limited Use Area(s) = 64 sq ft / 5.9 sq m
Garage = 166 sq ft / 15.4 sq m
Total = 1562 sq ft / 145 sq m

For identification only - Not to scale





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Selsey, Chichester

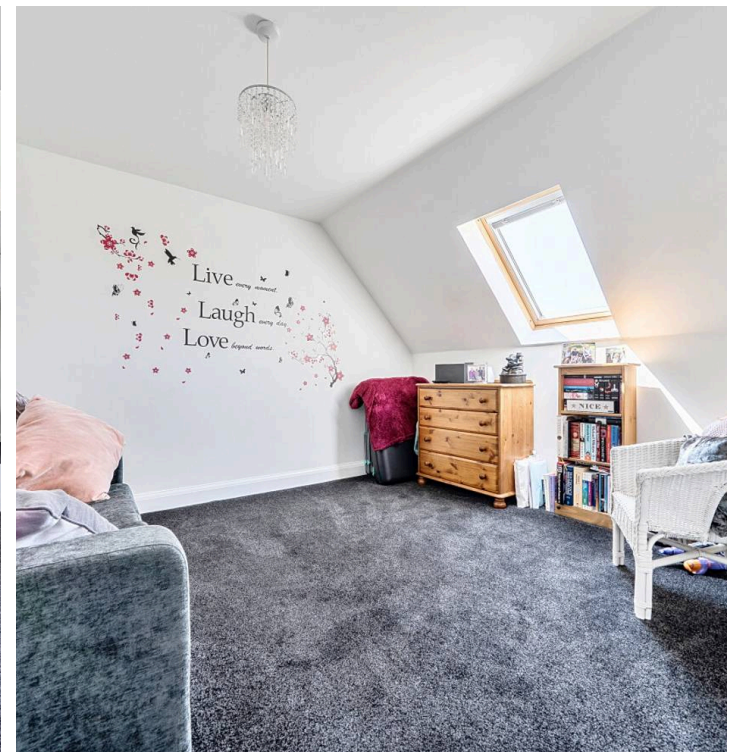
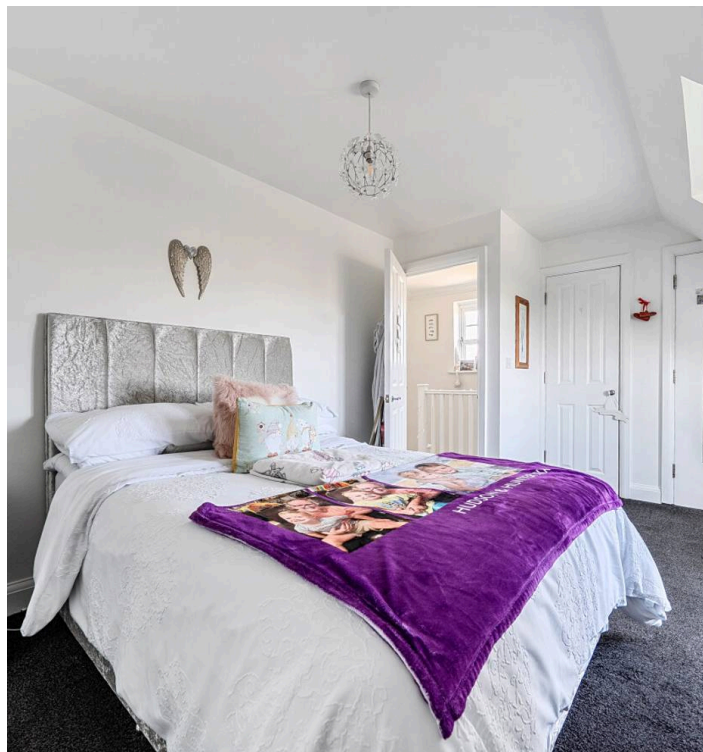
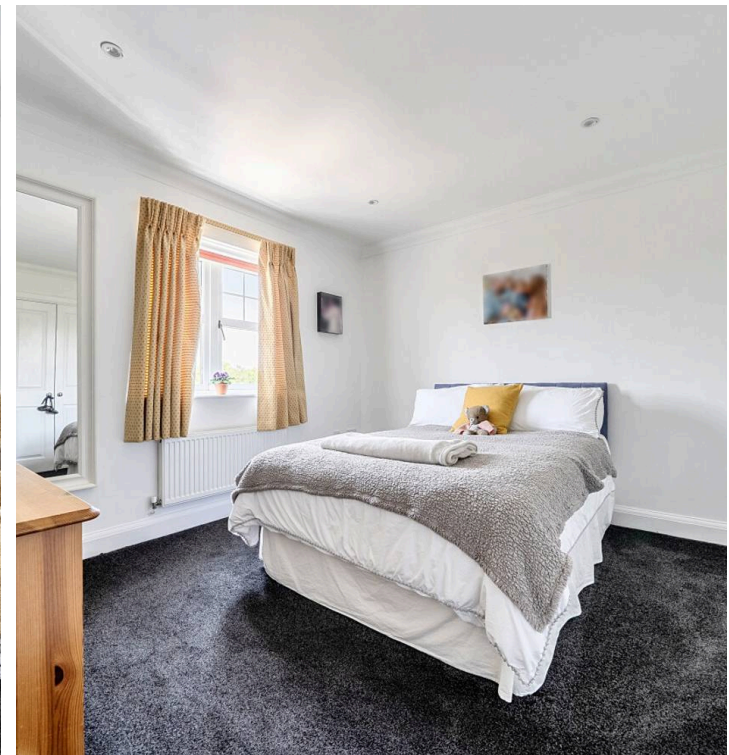
Deceptive 4-bed semi-detached townhouse with en-suite guest room, stylish kitchen, garage, driveway, and west-facing garden. Ideal for modern family living and entertaining. EPC-tbc, Council Tax-D
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- Semi detached townhouse
- Four double bedrooms
- Living room and kitchen breakfast room
- Integrated appliances in the kitchen
- En-suite to guest bedroom and family bathroom
- Block paved driveway with parking for 3 cars
- Garage with light and power
- Westerly facing garden





Henry Adams - Selsey

Henry Adams LLP, 122 High Street, Selsey - PO20 0QE

01243 606789

selsey@henryadams.co.uk

www.henryadams.co.uk/

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.