



Guide Price £330,000

8 Cakeham Way, West Wittering, West Sussex, PO20 8EQ





8 Cakeham Way, West Wittering, West Sussex, PO20 8EQ



2



2



1

EPC



D



C

A two bedroom, end of terrace bungalow conveniently situated in a very popular location on the edge of the Wittering Sea Estate within approximately 200m of East Wittering village shops and the Health Centre.

The accommodation includes a westerly facing rear garden with full width conservatory and situated to the rear of the property is a single garage.

ENCLOSED PORCH:
With part glazed door to

ENTRANCE HALL:
Hatch to loft space. Cloaks cupboard. Night storage heater.

SITTING ROOM:
Night storage heater

KITCHEN:
Range of floor and wall mounted units with stainless steel sink and worktops. Space for washing machine, dishwasher, fridge and electric cooker. Night storage heater and door to;

CONSERVATORY:

Enjoying a pleasant westerly aspect with views over the rear garden. Night storage heater.

BEDROOM ONE:

Night storage heater. Built in wardrobe, airing cupboard and door to conservatory.

BEDROOM TWO:

Night storage heater.

BATHROOM:

Suite of bath with shower, shower screen, part tiled walls, WC and wash basin. Electric wall heater.

OUTSIDE:

Lawned open plan front garden. Walled rear garden area enjoying a westerly aspect, mostly laid to lawn with flower and shrub borders with rear pedestrian access.

GARAGE

Single garage in shared garage compound area situated to the rear of the property.

VIEWING:

By appointment with the office, please.

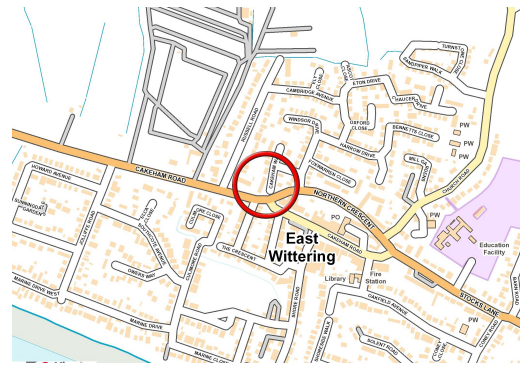






i **NEAREST**

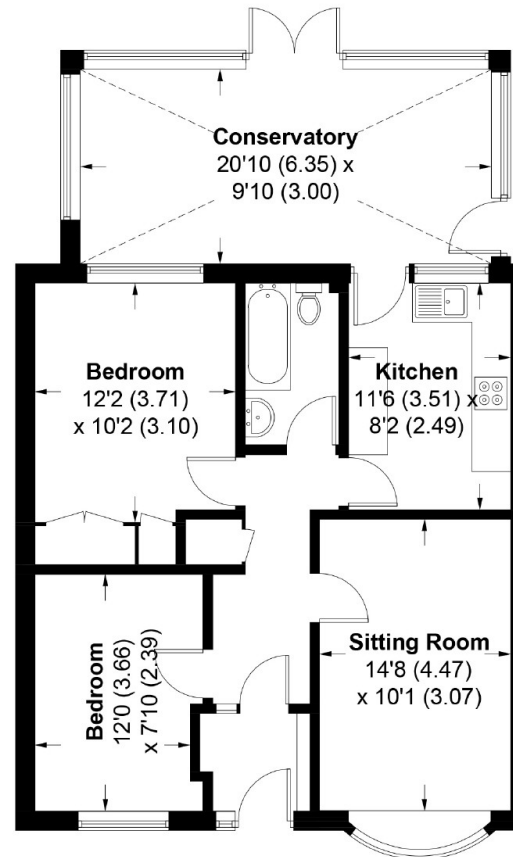
- SHOPS** 0.1 miles
- SCHOOL** 0.3 miles
- BEACH** 0.3 miles
- BUSES** 0.1 miles
- TRAINS** 7.6 miles



Crown copyright 2018. All Rights Reserved. Licence Number 100022432.

Cakeham Way, East Wittering, PO20

APPROXIMATE GROSS INTERNAL AREA = 873 SQ FT / 81.1 SQ M



GROUND FLOOR

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID 452455)

Produced for Baileys Estate Agents

Working in co-operation with the owners we have tried to be accurate and informative in the presentation of our property details. Baileys would advise that no representations or warranties are made or given in respect of the condition of any items mentioned in the Sales Particulars. If however, you are not sure about a particular point please contact us to verify the information. This is especially important if viewing the property involves travelling some distance.

17 Shore Road, East Wittering, Chichester, West Sussex, PO20 8DY

01243 672217

info@baileys.uk.com

www.baileys.uk.com

