



Offers Over £1,850,000
7 Tamarisk Walk, East Wittering, West Sussex PO20 8DQ





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A spacious detached seafront property, overlooking the beach with panoramic sea views from the first floor over Bracklesham Bay and across the Solent to The Isle of Wight.

For sale with the benefit of a recently granted planning consent - October 2021 ref: EWB/21/02864/DOM for front and rear extensions and changes to elevations to provide 5 bedrooms - 4 with en-suites, a first floor living room with sea views plus ground floor living room and study. (CGI'S and plans are available to view at our office). With sea views, ample off road parking, garaging and access from the garden onto the beach, 'Tamarisk House' provides an ideal full time or holiday home, with local facilities including shops, cafes, a pub and restaurants nearby.

The spacious, well presented accommodation is arranged over two floors in the main house with in addition, a large detached, double garage having a first floor games room/studio space above.

Virtual viewing link: <https://my.matterport.com/show/?m=cJDGz1E13Fz>

Entrance Hall: with double door wardrobe cupboard.

Inner Hall: with stairs to first floor.

Cloakroom: wc and wash basin

Kitchen/Breakfast Room: L shaped range of floor and wall mounted cupboards with extensive worktops and inset sink and hob. Wall mounted extractor, with integrated fridge freezer, dishwasher and double eye level oven. Doors opening onto the paved outside patio area.

Utility Room: space and plumbing for washing machine and tumble dryer. Door to outside.

Sitting/Dining Room: double doors opening onto the outside paved patio area.

Ground Floor Bedroom Three: double door wardrobe cupboard.

En-suite Shower room: corner shower wc and wash basin.

Study.

First Floor.

Landing: airing cupboard.

Drawing Room/Diner: panoramic views south and west over the beach and sea towards the Isle of Wight and the Solent, with a westerly aspect Juliet balcony.

Principal Bedroom: views to the beach and sea from the south facing Juliette balcony. Built in wardrobe cupboard.

En-suite Shower Room: with corner shower, wc and washbasin.

Bedroom Two: built in wardrobe cupboard.

Bedroom Four.

Family Bathroom: panelled bath, wc and wash basin.

Outside/Gardens:

There are gardens situated front and rear. The property is accessed by vehicle from a non-adopted lane leading to the property, the detached garage and off road parking. Pedestrian side access leads to the established garden facing the sea, with paved and lawned areas and mature shrub borders and a pedestrian gate to the beach.

Detached Garage with Games Room/Studio over.

Double garage with up and over door and rear pedestrian door. Light and power connected. Stairs to first floor games room/studio.

Mains services include water, drainage, gas and electricity. Gas fired boiler and radiator heating system.

Viewings: strictly by appointment with Baileys









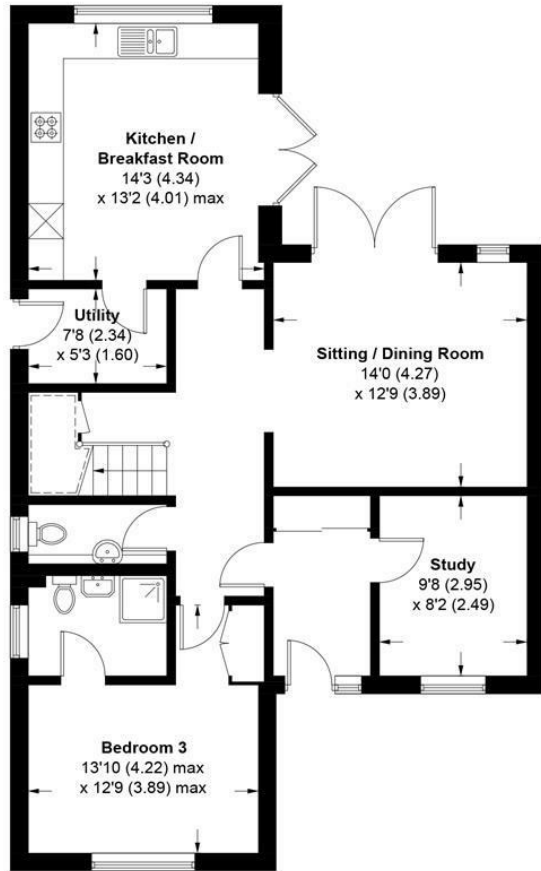


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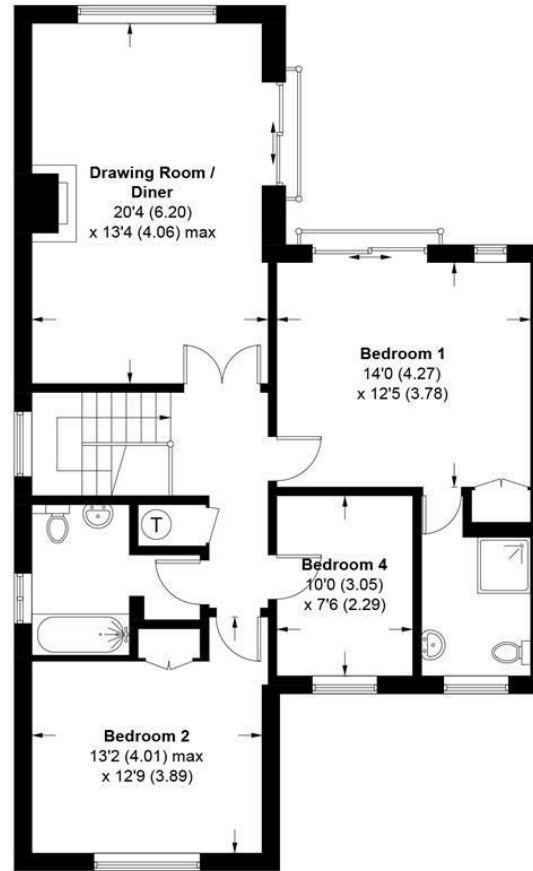
APPROXIMATE GROSS INTERNAL AREA = 1885 SQ FT / 175.1 SQ M

GARAGE = 706 SQ FT / 65.6 SQ M

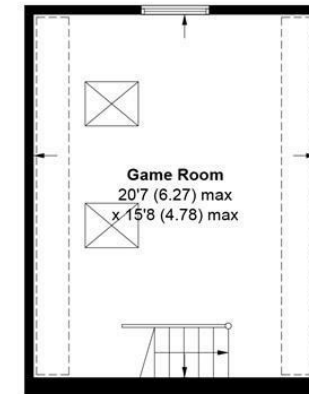
TOTAL = 2591 SQ FT / 240.7 SQ M



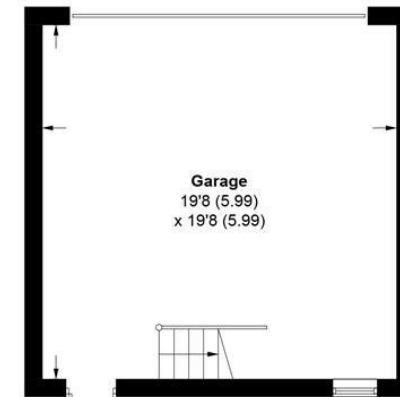
GROUND FLOOR



FIRST FLOOR



GARAGE - FIRST FLOOR



GARAGE - GROUND FLOOR

(NOT SHOWN IN ACTUAL
LOCATION / ORIENTATION)

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. (ID844725)

Produced for Baileys Estate Agents

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