



Price £530,000

Conway, 16 The Crescent, West Wittering, West Sussex, PO20 8EE





Conway, 16 The Crescent, West Wittering, West Sussex, PO20 8EE



2



4



2

EPC



C



D

Situated in this much sought after private road right in the centre of the village, a deceptively spacious chalet style house which has been imaginatively remodelled and now offers a fantastic, bright extension to the rear with full width bi-fold doors on to a pretty, low maintenance rear garden. A particular feature of 'Conway' is the fully equipped kitchen with integrated appliances and huge gas hob and steam ovens.

Entrance Porch:

Entrance Hall: Stairs to first floor with cupboard under.

Bedroom One: (W) Built in double wardrobe cupboard

Bedroom Two: (W)

Bathroom: Fully tiled walls. Panelled bath with separate corner shower enclosure with main shower unit. Wash hand basin. Low level w.c. Ladder towel rail.

Kitchen: Comprehensive range of white wall and floor units with solid oak work tops including 1 1/2 bowl inset sink unit. Large 'Miele' gas hob with 'Neff' full steam cooker below and 'Miele' hood over. Additional built in 'Neff', slide and hide VarioSteam cooker and fitted 'Neff' micro wave oven. Warming drawer. Plumbing for automatic washing machine, integrated dish washer and space for American style fridge/freezer. Access through to the dining room.

Dining Room: Large skylight and full width bi-fold doors with access via shallow steps onto the rear terrace. Stunning wood burning stove standing on a slate hearth with feature stone wall behind.

Living Room: Large opening through to dining room.

First Floor: Skylight window. Storage cupboard.

Bedroom Three: Access to eaves storage area.

Bedroom Four: Access to large eaves storage area.

Shower Room: corner shower enclosure with electric shower unit, w.c and wash hand basin.

Outside: Large resin terrace with rustic wood enclosed flower beds. Covered outdoor dining area with bar-b-que and pebble gabion wall feature. Large work shop with power and light.

Pretty Chalet style Summer House: A very useful additional space suitable for home/office use with verandah and wood storage area to the side.

Parking: There is a resin drive to the front with parking for several vehicles. Access down the side to the rear garden.

Viewing: By appointment with the office, please.





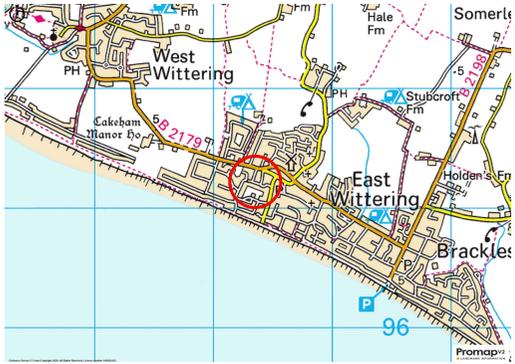






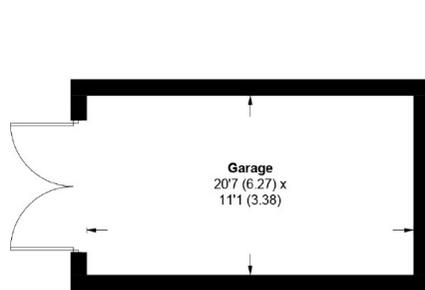
i **NEAREST**

-  **SHOPS** 200m
-  **SCHOOL** 600m
-  **BEACH** 350m
-  **BUSES** 250
-  **TRAINS** 11.6 km

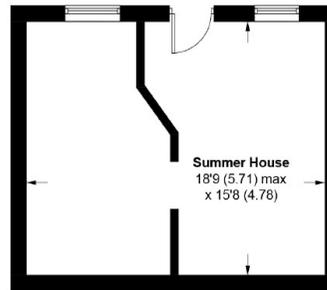


Conway, 16 The Crescent, 17 Shore Road, East Wittering, PO20 8EE

APPROXIMATE GROSS INTERNAL AREA = 1803 SQ FT / 167.5 SQ M
 GARAGE / OUTBUILDING = 528 SQ FT / 49.1 SQ M (INCLUDING EAVES)
 TOTAL = 2331 SQ FT / 216.6 SQ M

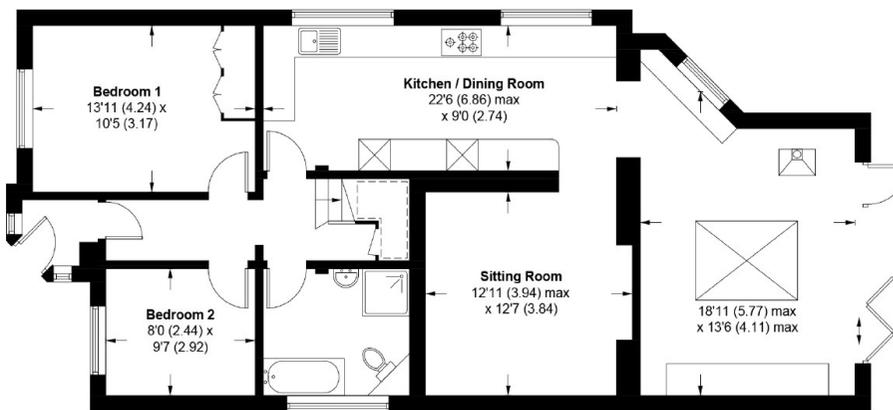


(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)

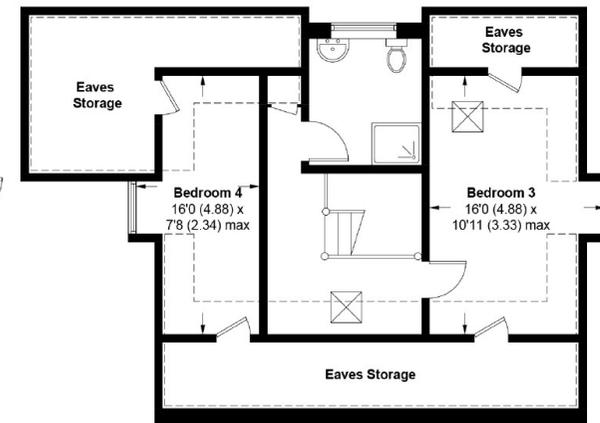


OUTBUILDING

(NOT SHOWN IN ACTUAL LOCATION / ORIENTATION)



GROUND FLOOR



FIRST 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. (ID655191)

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

