



Guide Price £315,000

1 Barton Way, Bracklesham Bay, West Sussex, PO20 8JD





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A semi-detached bungalow situated in Bracklesham Bay village with an attractive, fully enclosed rear garden with long driveway providing ample off road parking and a detached single garage situated approximately half a mile from the beach.

The windows and conservatory are double glazed and the property has gas fired central heating.

Viewing is highly recommended.

<https://my.matterport.com/show/?m=ZeISY9Xpbp6>

Entrance Hall

With built in cupboards and doors leading to:

Lounge/Dining Room

Fireplace feature with gas fire and window overlooking the front garden.

Kitchen

Comprising a range of built in cupboards both floor and wall mounted with inset sink and worktops and includes space for washing machine and cooker with extractor above and part tiled walls.

Bedroom 1

Overlooking the rear garden.

Bedroom 2

With double doors leading to the Conservatory.

Conservatory

Double glazed conservatory with doors to the garden.

Bathroom

Comprising a suite of bath, wc and basin with part tiled walls.

Gardens

The front garden is open plan and principally lawn with a drive along the side of the property providing off road parking. The rear garden is fully enclosed and secluded with paved terrace, attractive planted borders and lawn. Side pedestrian gate to driveway and garage.

Garage

Single garage with an up and over door and window to side.

Council Tax

Band C.

Viewing

By appointment please with Baileys 01243 672217

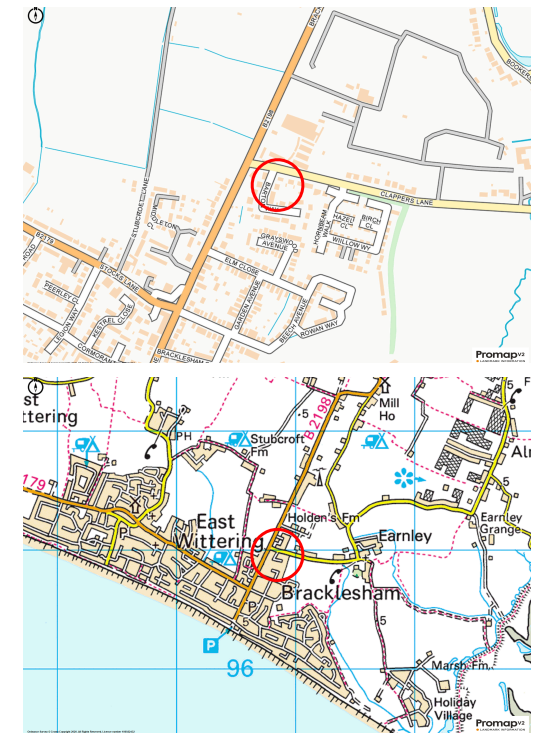






i **NEAREST**

- SHOPS** 0.2 miles
- SCHOOL** 1.2 miles
- BEACH** 0.5 miles
- BUSES** 0.1 miles
- TRAINS** 6.7 miles

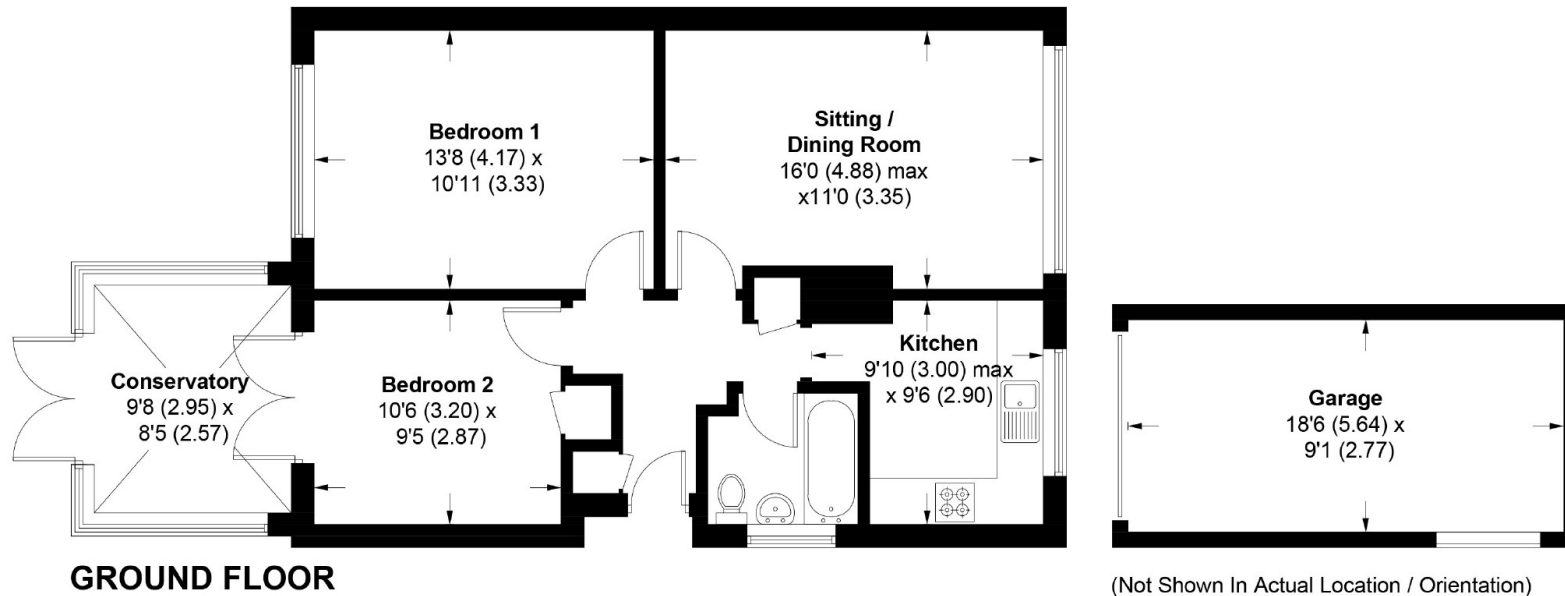


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APPROXIMATE GROSS INTERNAL AREA = 737 SQ FT / 68.5 SQ M

GARAGE = 167 SQ FT / 15.5 SQ M

TOTAL = 904 SQ FT / 84 SQ M



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. (ID667477)

Produced for Baileys Estate Agents

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