



OVER 60?

Secure this property
for up to **59% less!**



Virtual Reality Tour available

Price

£1,250,000

Freehold

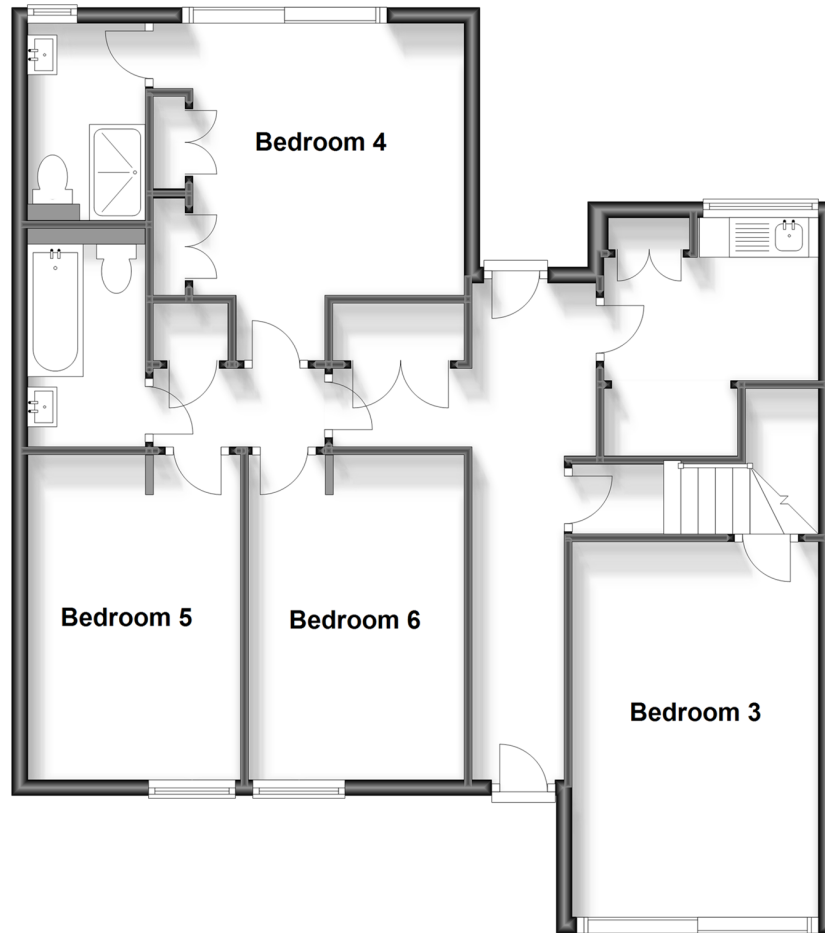
6x 4x 1x

**East Beach Road,
Selsey, West Sussex,
PO20**

cubitt&west
Helping you move forwards

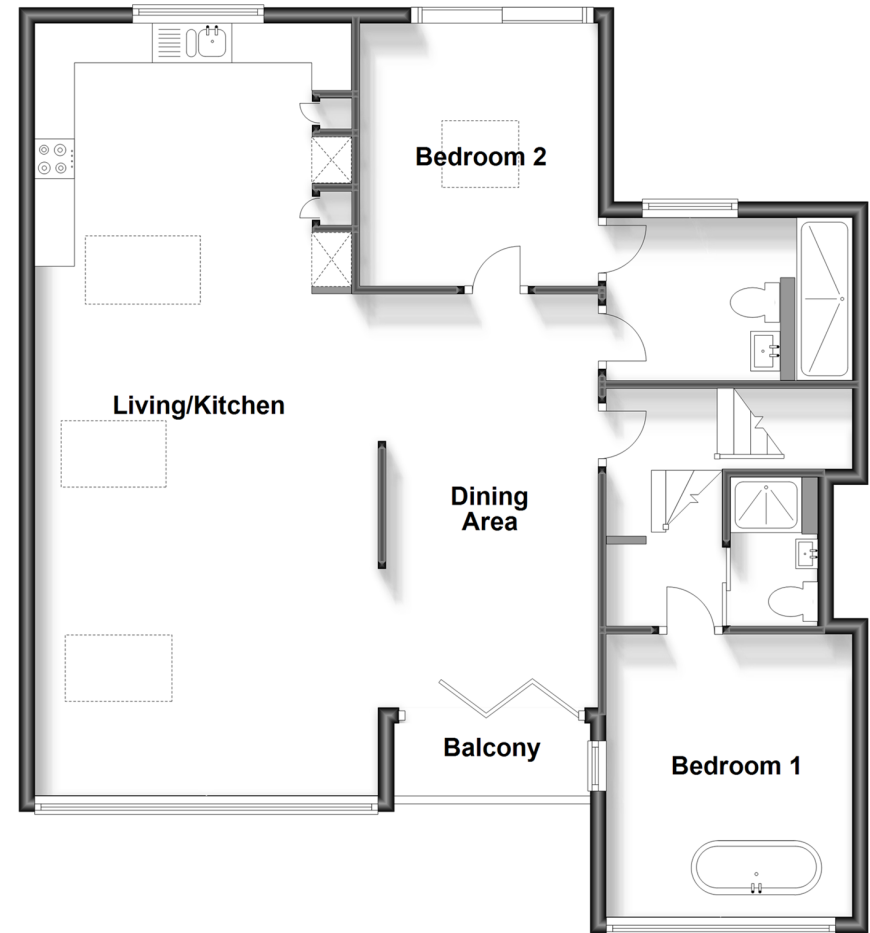
Split Level Ground Floor

Approx. 87.9 sq. metres (945.8 sq. feet)



Split Level First Floor

Approx. 93.0 sq. metres (1000.7 sq. feet)



Accommodation

SPLIT LEVEL GROUND FLOOR

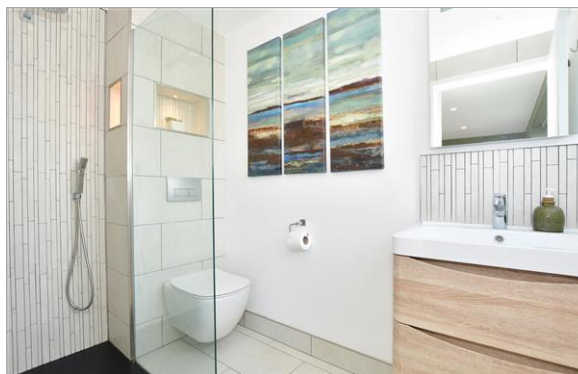
Entrance Hall
Utility Room: 10'1 x 9'8 (3.08m x 2.95m)
Bedroom 3: 15'5 x 9'7 (4.70m x 2.92m)
Bedroom 4: 13'8 x 12'10 (4.17m x 3.91m)
En-Suite Shower Room
Bedroom 5: 13'4 x 9'3 (4.07m x 2.82m)
Bedroom 6: 13'3 x 9'2 (4.04m x 2.80m)
Family Bathroom

SPLIT LEVEL FIRST FLOOR

Landing
Bedroom 1: 12'0 x 9'8 (3.66m x 2.95m)
Shower Room
Dining Area: 17'7 x 8'9 (5.36m x 2.67m)
Balcony
Kitchen/Living Area: 33'0 x 12'10 (10.07m x 3.91m)
Bedroom 2: 10'9 x 9'11 (3.28m x 3.02m)
Jack 'N' Jill Shower Room

OUTSIDE

Off Road Parking
Rear Garden
Shed
Integral Garage: 21'4 x 9'10 (6.51m x 3.00m)
Storage: 13'3 x 9'11 (4.04m x 3.02m)



Main features

- Contemporary designed detached house with stunning sea views
- Gorgeous open planned kitchen, dining and living area
- Bedroom 1 boasts a freestanding bath overlooking the beach front
- Ample storage throughout
- Under floor heating across the first floor



Nearest Schools

Seal Primary, Selsey 0.6 miles, Medmerry Primary 0.7 miles, Sidlesham Primary 2.9 miles, Manhood Community College 0.7 miles, The Regis 5.4 miles, Felpham Community College 6.5 miles, Chichester High School for Girls 6.5 miles



Transport Information

Train Stations: Bognor Regis 5.5 miles, Chichester 6.7 miles, Fishbourne 7.4 miles



Address

East Beach Road, Selsey, West Sussex, PO20



Directions

For directions to this property please contact us.



cubitt&west
Helping you move forwards

Call Chichester Branch 01243 786581 ■ cubittandwest.co.uk



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



40414804/20231229/VB/RC