



Cowdray Close, Rustington, BN16 3SU

Freehold

A Detached Family Home • Three Bedrooms • South-Facing Garden • En-suite to Primary Bedroom • Garage & Driveway • Conservatory • A Quiet Close in the Parklands Estate • Within Walking Distance to Summerlea Primary School • Approx. 1123 sq. ft (104 sq. m)

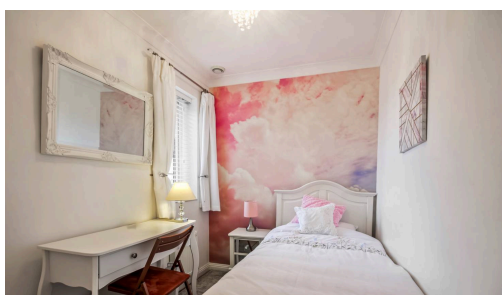
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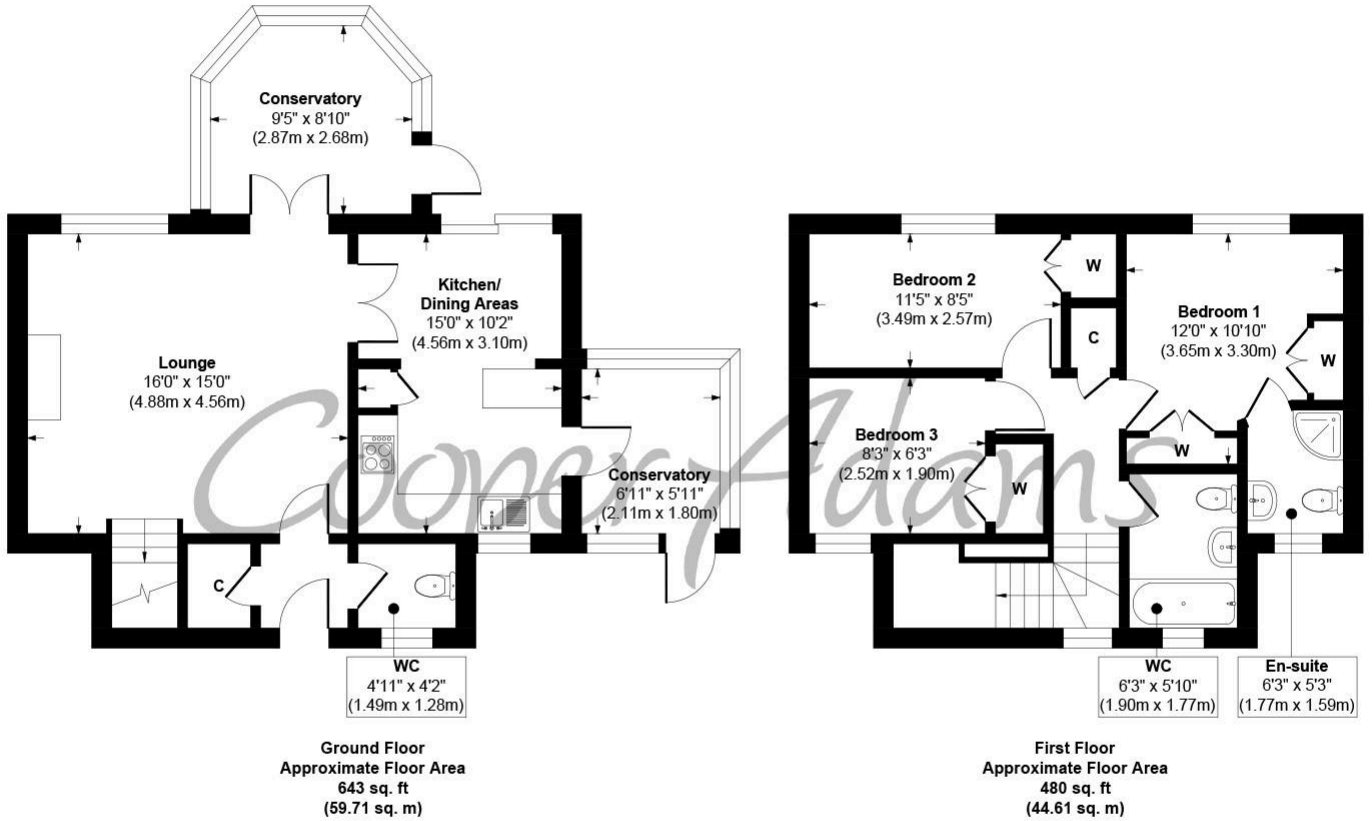
This beautifully presented three-bedroom family home is ready to move straight into, tucked away in a quiet close within the highly sought-after Parklands Estate. The ground floor offers a stylish and modern kitchen/diner, which flows seamlessly into a bright and welcoming living room and conservatory - creating an ideal space for both everyday family living and entertaining. A convenient cloakroom completes the downstairs accommodation. Upstairs, you'll find three well-proportioned bedrooms, including an en-suite to the primary bedroom, alongside a contemporary family bathroom accessed from the landing. Externally, the property benefits from a well-maintained south-facing garden, perfect for enjoying the sun, as well as a garage and driveway providing ample parking. Ideally located within walking distance of Summerlea Primary School and local amenities, this fantastic home is perfectly suited to families seeking a peaceful yet convenient setting.

Please be aware that probate will need to be granted before contracts can be exchanged.



Rustington, a charming seaside village in West Sussex, offers a welcoming community, excellent shops, restaurants, and nearby leisure activities like sailing and golf. Its unspoiled pebble beach is perfect for peaceful walks, providing a serene escape just minutes away. Ideally located for all amenities, Rustington is a delightful place to live and unwind.





Cowdray Close, Rustington
Approx. Gross Internal Floor Area 1123 sq. ft / 104.32 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale

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Council Tax band: E, EPC Energy Efficiency Rating: D, EPC Environmental Impact Rating: E

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