



WHITLOCKS
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1 Pinehurst Park, Aldwick, Bognor Regis
In Excess of £500,000



A beautifully improved and generously proportioned four-bedroom detached house, with original 1930s charm and character, which has been thoughtfully and extensively refurbished in recent years. Situated in the highly desirable Aldwick district, the property is just over a mile from Aldwick Beach, with local shops and amenities close by.

The ground floor features a welcoming entrance hall leading to a large central reception room, currently used as a dining area, with doors connecting to all main rooms, offering versatile living space. In addition, there are two further spacious reception rooms, a well-appointed kitchen with direct access to the garden, and a convenient cloakroom with W.C.

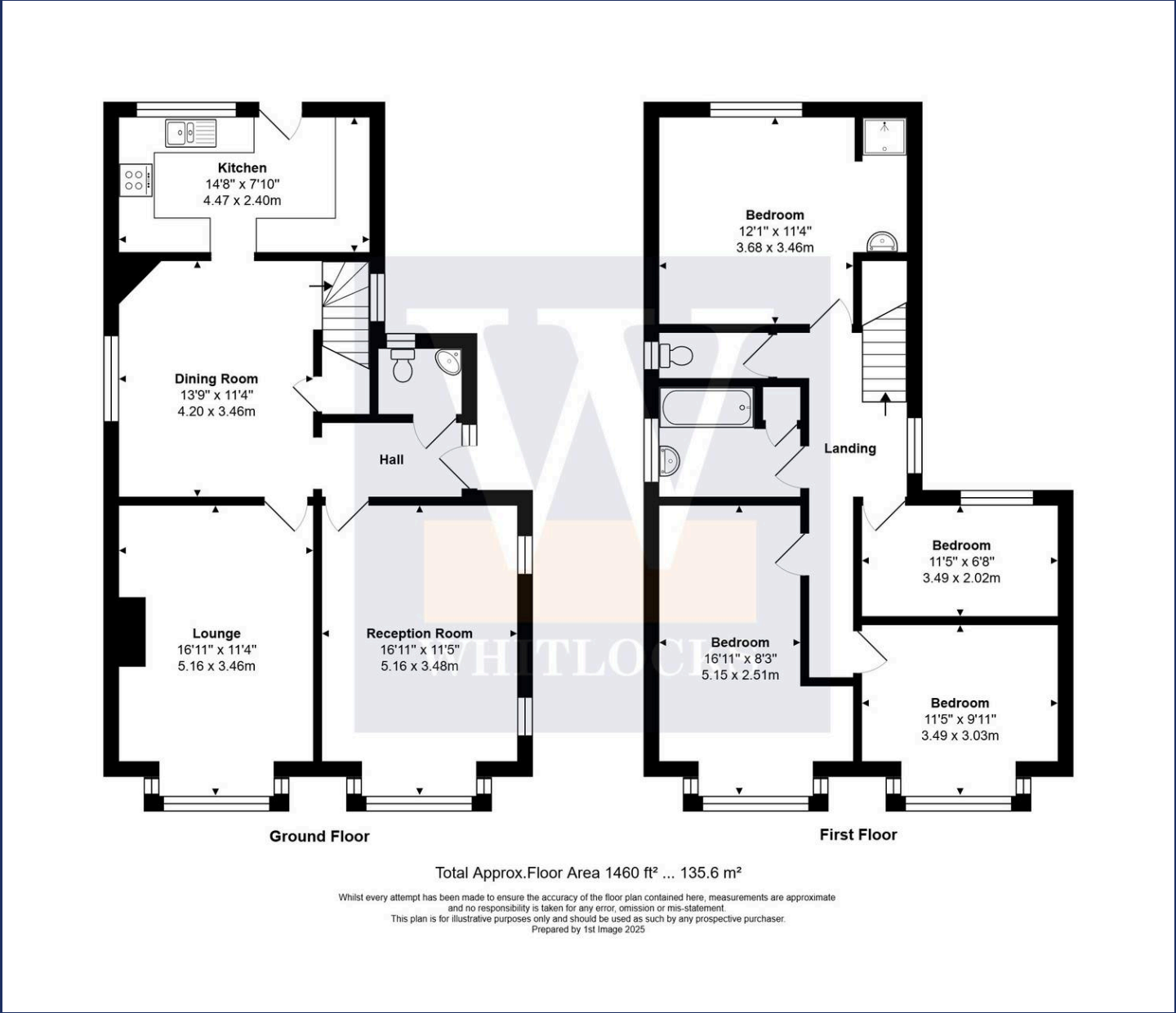
Upstairs, the property comprises four bedrooms, three of which are doubles, including a master bedroom with an ensuite shower. There is also a family bathroom and a separate W.C.

Externally, the property boasts a southerly aspect lawned garden, a further enclosed garden area, a shed, and a private driveway, providing outdoor space for relaxation and entertaining.



Aldwick is an attractive, tranquil Village with royal connections and a stunning coastline. Aldwick offers many prestigious Privates Estates and Roads such Aldwick Bay Estate, Craigweil Private Estate, Aldwick Place, Aldwick Avenue and many others. Bognor's famous promenade starts at Aldwick Beach Huts and stretches all the way over to Felpham. Marine Park Gardens is also a point of interest and consist of a waterfront Park with a stunning array of well maintained flower displays, a fountain and a seasonal 18 hole putting green. The area also benefits from many notable waterfront Pubs and Restaurants. Within easy access to the popular Village of Rose Green as well as Aldwick Shopping Parade where a comprehensive variety of amenities can be found.

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Whitlocks Estate Agents - Bognor Regis & Pagham

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Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: E