



WHITLOCKS
ESTATE AGENTS

5 Barons Mead, Bognor Regis
£325,000



- Extended and improved two-bedroom semi-detached bungalow
- Quiet cul-de-sac location in a popular Pagham residential area
- Offered for sale with no forward chain
- Approximately half a mile from the beach
- Two double bedrooms, with fitted wardrobes in the principal bedroom
- Bathroom arranged as a wet room with shower and W.C.
- Conservatory overlooking and providing access to the rear garden
- Good-sized rear garden
- Spacious enclosed store/workshop to the side
- Driveway offering off-road parking





A well-presented and extended two-bedroom semi-detached bungalow, this property is positioned in a cul-de-sac within a popular residential area of Pagham and is ideally located approximately half a mile from the beach.

Offered with no forward chain, the accommodation includes an entrance hall, two double bedrooms with fitted wardrobes to the principal bedroom, and a bathroom arranged as a wet room with shower and W.C. fitted kitchen, conservatory at the rear, which provides pleasant views and access to the generously sized garden. There is also a spacious and enclosed store/workshop to the side of the property.

To the front, the property features a lawned garden with established flower and shrub borders, along with a driveway that provides off-road parking for at least two vehicles. The rear garden is of a good size and offers excellent potential for outdoor living and gardening. This charming bungalow represents an excellent opportunity for buyers seeking a coastal home in a desirable and convenient location.





Pagham is a quaint, seaside Village famously known for its quirky railway carriages and holiday makers. Located to the west and away from the hustle of the main resort Town. The Sea Front, Harbour and Nature Reserve offer a variety of walks and wildlife. The Beach area has the added benefit of a Café, Amusements and a Yacht Club and is a short walk away from St Thomas A 'Becket Church. The Shopping Parade consists of a range of amenities including Convenience Stores, a Doctors Surgery, a Chemist, an Opticians, Bus Links to Bognor Regis and Chichester Town Centre and many more. Local 16th and 18th century Pubs can be found nearby in Nyetimber Village less than half a mile away.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:

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Barons Mead, Bognor Regis, PO21

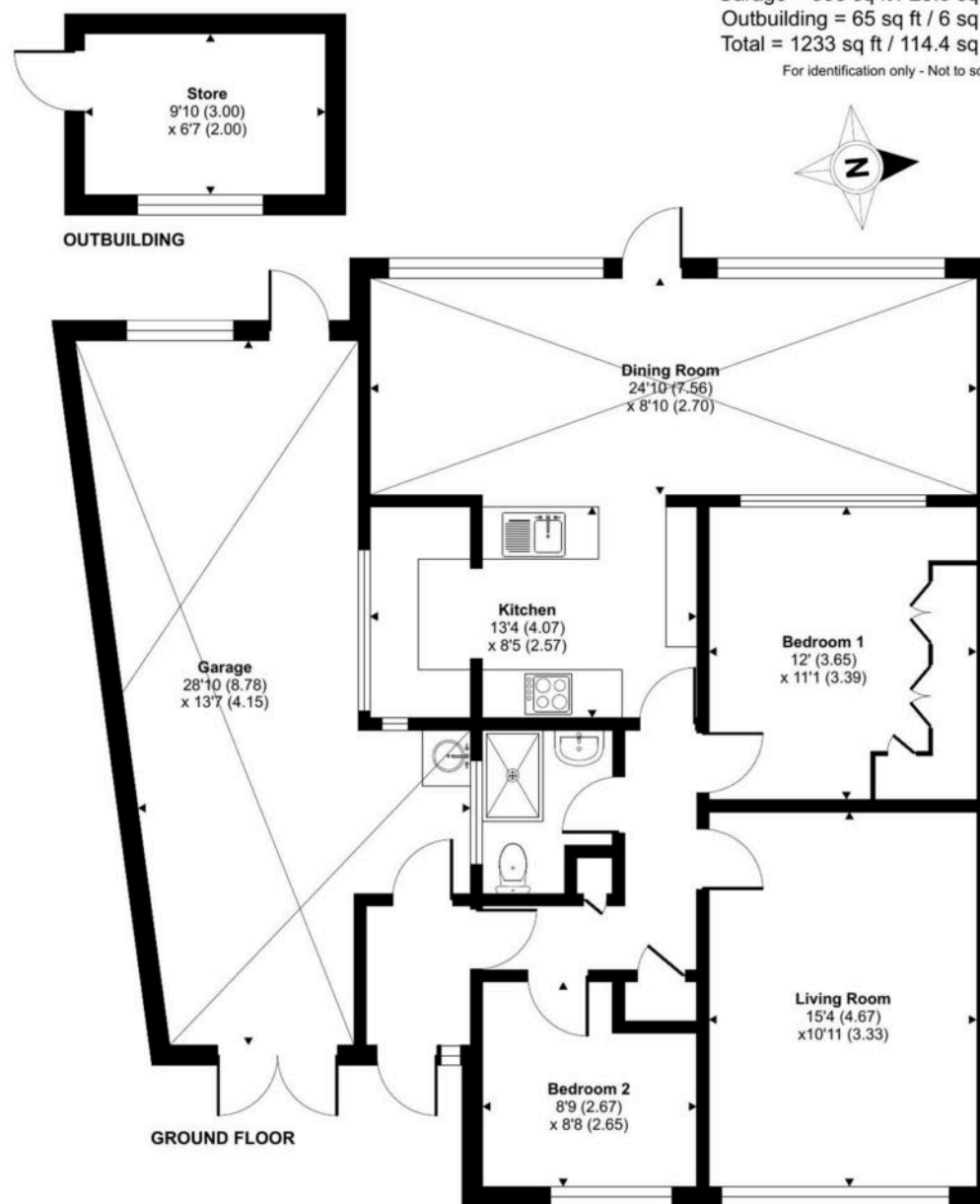
Approximate Area = 860 sq ft / 79.8 sq m

Garage = 308 sq ft / 28.6 sq m

Outbuilding = 65 sq ft / 6 sq m

Total = 1233 sq ft / 114.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Whitlocks Estate Agents. REF: 1371193





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