



**WHITLOCKS**  
ESTATE AGENTS

Pebble Cottages Mill Park Road, Bognor Regis

Guide Price £399,950



This spacious four-bedroom end-terrace townhouse is arranged over three floors, offering flexible and well-presented accommodation ideal for families. Offered with no onward chain, the property also benefits from two allocated parking bays and a good-sized, east-facing rear garden.

A bright entrance hallway leads to a well-proportioned living room, ideal for relaxing or entertaining. The modern fitted kitchen features ample storage, integrated appliances, and a dedicated dining area, with access to the rear garden.

On the first floor, there are three well-presented bedrooms, including two generous doubles, as well as a stylish family bathroom. The second floor is dedicated to the principal bedroom, providing a private retreat with built-in wardrobes and a sleek en-suite.



The property is finished in neutral tones throughout, creating a light and airy feel, while large windows maximise natural light. Additional features include a ground floor WC, useful storage and gas central heating.

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.

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## Pebble Cottages, Mill Park Road, Bognor Regis, PO21

Approximate Area = 1308 sq ft / 121.5 sq m

Limited Use Area(s) = 26 sq ft / 2.4 sq m

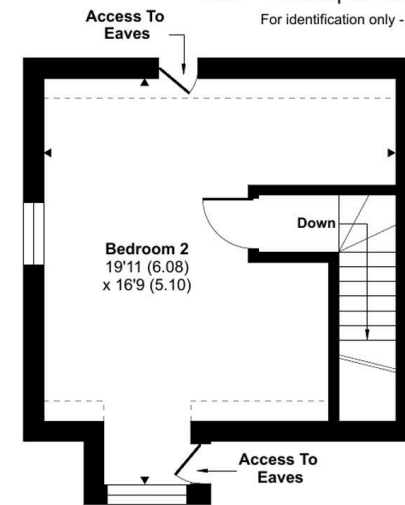
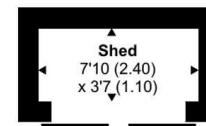
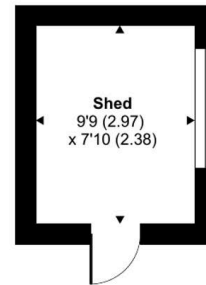
Outbuilding = 104 sq ft / 9.6 sq m

Total = 1438 sq ft / 133.5 sq m

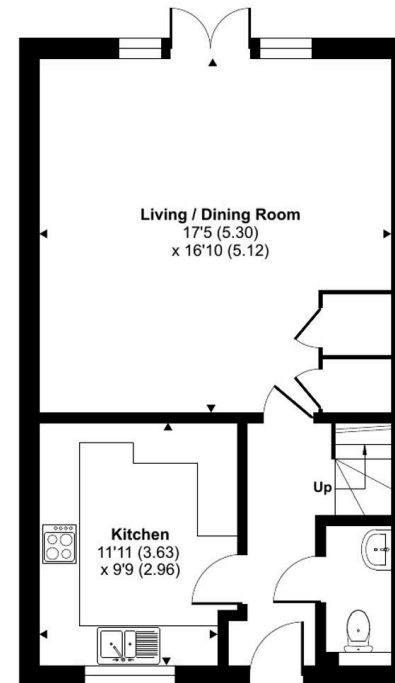
For identification only - Not to scale



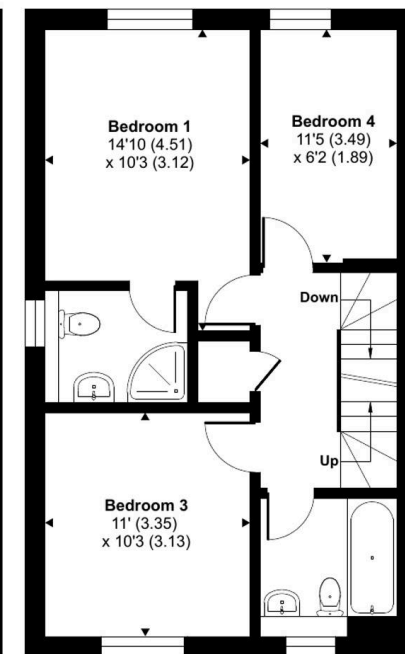
Denotes restricted head height



SECOND FLOOR



GROUND FLOOR



FIRST FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncthemcom 2026. Produced for Whitlocks Estate Agents. REF: 1432396





## Whitlocks Estate Agents - Bognor Regis & Pagham

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Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D