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32 Summer Lane, Pagham Bognor Regis

Guide Price £475,000



This spacious detached bungalow was constructed circa 2022, has a south facing aspect and offers light, contemporary accommodation arranged over one floor. The property is located a short distance from village amenities and a popular beach and benefits further from a garage and ample driveway parking.

As you enter there is a useful hall which gives access to an en-suite master bedroom and a second double bedroom, both are fitted with built in storage. Moving through the property there is a modern, family bathroom, a single bedroom and to the rear, the focal point of the accommodation, a spacious open plan sitting/dining/kitchen. This impressive room spans the entire rear of the property, has French doors out into the garden and offers an excellent entertaining or family space. The kitchen area has bespoke, fitted units and integrated appliances along with access into the useful attached garage.



Outside to the rear lies a well-kept, enclosed garden which is mainly laid to lawn and has a patio and side gate for access. To the front of the property there is ample driveway parking and access via an up and over door to the large garage.

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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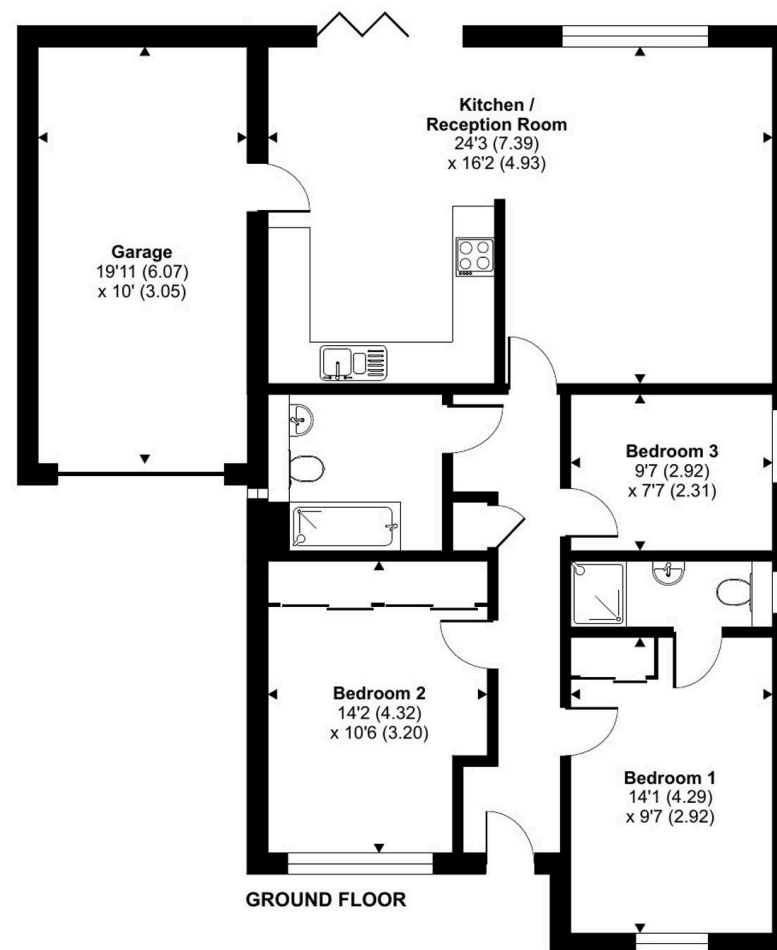
Summer Lane, Bognor Regis, PO21

Approximate Area = 971 sq ft / 90.2 sq m

Garage = 200 sq ft / 18.6 sq m

Total = 1171 sq ft / 108.8 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). © ncthecom 2026. Produced for Whitlocks Estate Agents. REF: 1437349





Whitlocks Estate Agents - Bognor Regis & Pagham

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Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B