



2 Redmoor Estate Main Road, Chichester, PO20 7HS  
Guide Price £699,950



**hancock**  
Lettings & Estate Agents

## 2 REDMOOR ESTATE MAIN ROAD

|                      |                               |
|----------------------|-------------------------------|
| Tucked Away Location | Bright and spacious Reception |
| Double Garage        | Wrap Around Garden            |
| Log Burner           | Freehold                      |
| Fitted Kitchen       | Ample Parking                 |
| Modern Bathroom      | Close To Beach                |



Tucked away within the sought-after Redmoor Estate, this beautifully presented three bedroom bungalow offers spacious and versatile accommodation in a quiet and private setting. Enjoying a wrap-around sunny garden, the property is ideal for those seeking a peaceful retreat while remaining conveniently close to local amenities and transport links.

The heart of the home is a generous reception room, flooded with natural light and featuring a charming log burner, creating a warm and inviting focal point. The room opens directly onto the sunny garden, allowing for seamless indoor-outdoor living — perfect for both entertaining and everyday relaxation. The fitted kitchen is well appointed with a range of built-in appliances and offers ample storage and workspace.

The bungalow provides three well-proportioned bedrooms, complemented by two modern bathrooms finished to a high standard. Further benefits include oil-fired central heating, a double garage, and excellent outside space that wraps around the property, offering multiple areas to enjoy the sun throughout the day. The garden also features a small pond and presents an excellent opportunity for keen gardeners, with a variety of spaces ideal for planting, relaxing, and enjoying the outdoor setting.

Located off the Main Road which is cleverly tucked away from the noise and other houses making it extremely quiet and peaceful, this attractive home combines privacy, comfort, and practicality with plenty of off parking perfect for families or guests which is a rare commodity these days.

### Additional Information:

Tenure: Freehold

Council Tax Band: F

EPC: D

Broadband: Up To 1800mbps

Mobile: Okay - EE, Three and Vodafone; Poor - 02

Agents Note: Upon acceptance of an offer, Hancock and Partners will complete an online identity check via Lifetimelegal. The cost of this check is £58 including VAT per purchase. This charge verifies your identity in accordance with HMRC requirements, and documentation confirming your identity and address will be required.



## ADDITIONAL INFORMATION

**Local Authority** – Chichester District Council

**Council Tax** – Band F


**Viewings** – By Appointment Only

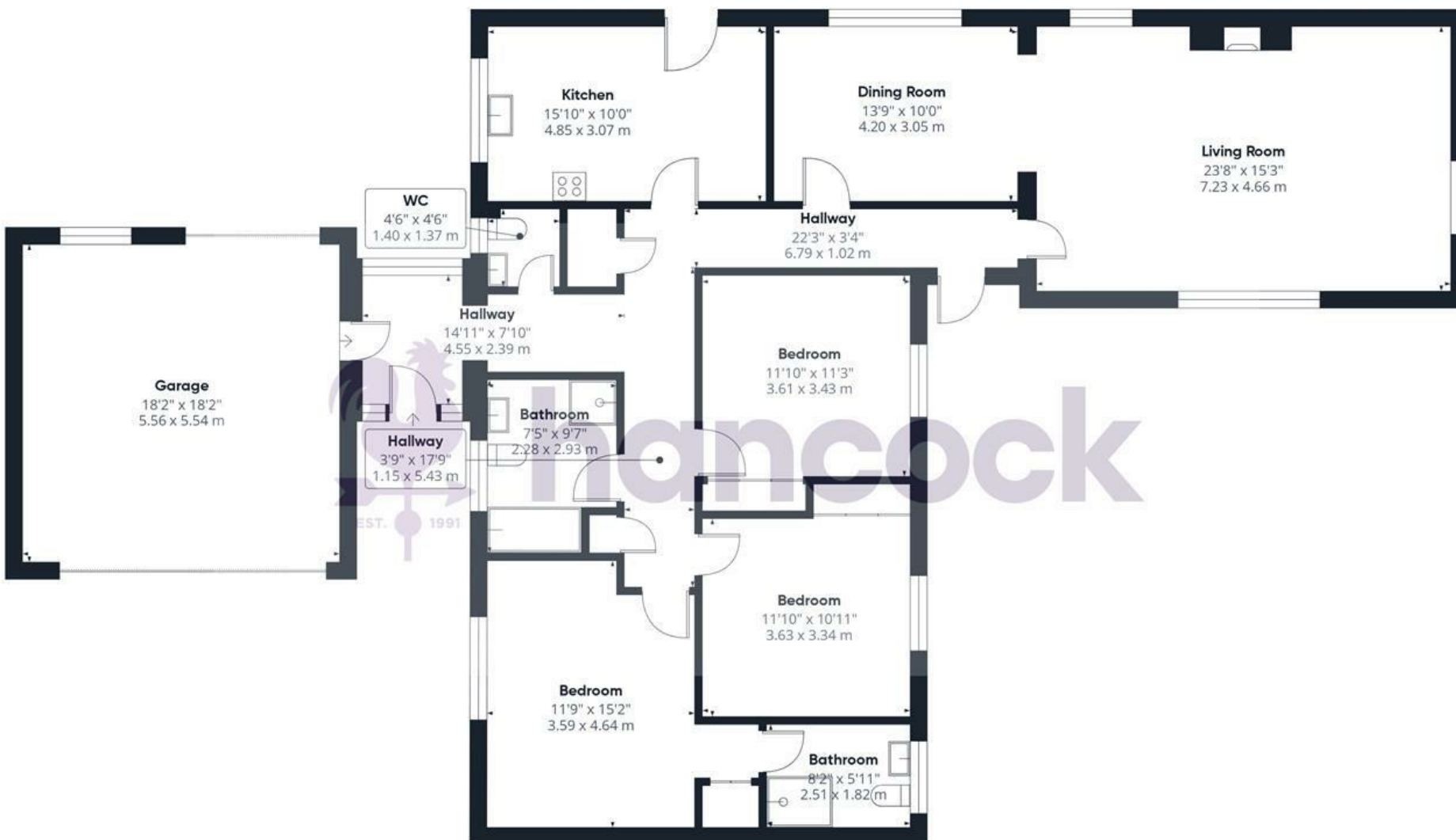
**Floor Area** – 1866.00 sq ft

**Tenure** – Freehold



### Energy Efficiency Rating

|  | Current   | Potential |
|--|---|-----------|
| <i>Very energy efficient - lower running costs</i> |   |           |
| (92 plus) <b>A</b>                                 |   |           |
| (81-91) <b>B</b>                                   |   |           |
| (69-80) <b>C</b>                                   |   | <b>71</b> |
| (55-68) <b>D</b>                                   | <b>56</b>   |           |
| (39-54) <b>E</b>                                   |   |           |
| (21-38) <b>F</b>                                   |   |           |
| (1-20) <b>G</b>                                    |   |           |
| <i>Not energy efficient - higher running costs</i> |   |           |
| <b>England &amp; Wales</b>                         | EU Directive 2002/91/EC  |           |



Approximate total area<sup>(1)</sup>

1866 ft<sup>2</sup>

173.4 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360







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