

ARDEN & WAY

BLOCK MANAGEMENT & LETTINGS



38 North Crescent
, Hayling Island, PO11 9LR

£385,000

Arden & Way are pleased to present to the sales market this detached bungalow with loft room, situated within the sought-after private estate of North Crescent on Hayling Island. This charming property enjoys a peaceful and pleasant setting, centred around a large, well-maintained green bordered by mature trees, while the seafront is just a short walk away.

The property offers a well-balanced and versatile layout, ideal for comfortable everyday living. The ground floor features a bright kitchen to the front, flowing naturally into the main living spaces. A cosy living room with open fire provides a relaxing retreat, while a garden room to the rear offers an excellent additional reception area with direct access to the south-facing garden.

There are two ground floor bedrooms, including a generous principal bedroom and a second room ideal for guests, a nursery, dressing room, or home office. A well-positioned family bathroom completes the accommodation on this level.

Upstairs, the first floor features a useful loft room, currently utilised as an additional bedroom, offering flexible space along with useful eaves storage.

Externally, the property benefits from a range of outbuildings, including a substantial garage/workshop, a separate summer house ideal for relaxing or entertaining, and a large outdoor bar area providing further versatile space. The property also benefits from a driveway providing off-road parking and an electric car charging point.

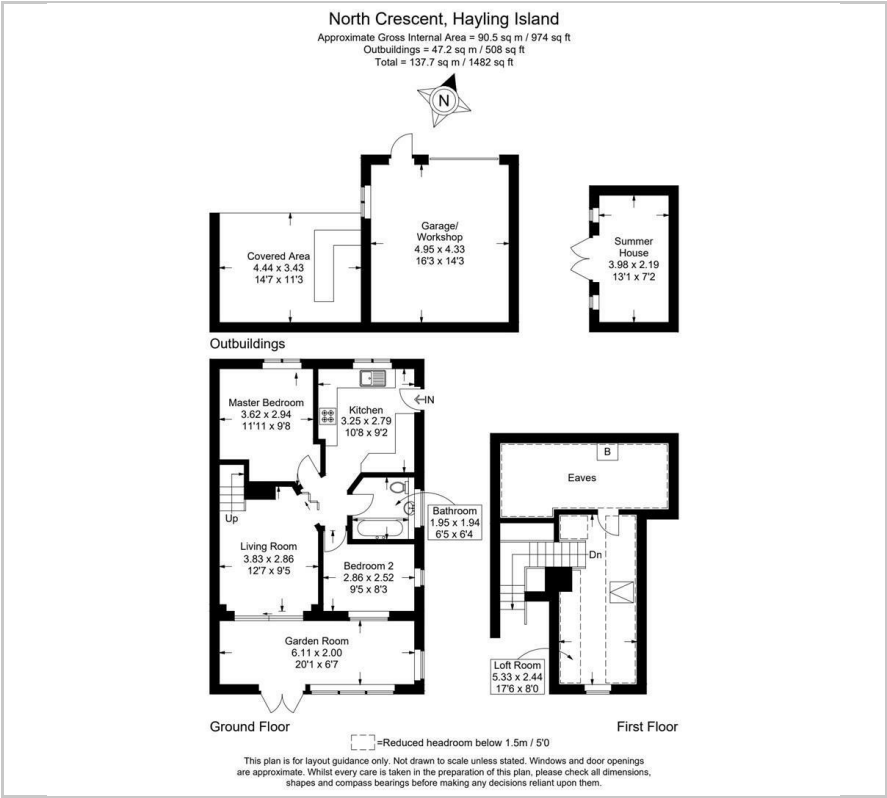
For more information or to arrange a viewing, please contact Arden & Way.

Viewing

Please contact our Arden & Way Office on 02392 460 899 if you wish to arrange a viewing appointment for this property or require further information.



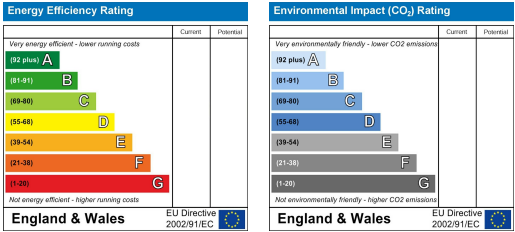
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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