

WINTERTON WAY



4



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Description

Robert Luff & Co are delighted to offer to the market this well presented and thoughtfully extended link-detached chalet bungalow, providing generous and versatile living throughout. The property features four well-proportioned double bedrooms, three of which are located on the ground floor, ideal for families, guests, or those seeking single-level living. Upstairs, the superb master suite benefits from its own en-suite shower room, creating a private retreat. At the heart of the home is a spacious modern kitchen with integrated appliances, flowing seamlessly into a large lounge/diner where a feature log burner forms a warm and inviting focal point. A bright conservatory adds further flexible living space, perfect for relaxing or entertaining, while a ground-floor bathroom offers everyday convenience. The integrated garage, complete with a useful utility area to the rear, enhances the practicality of the home. Altogether, this is a stylish and adaptable property designed for comfortable family living. Importantly, planning permission has already been granted to further extend the roof space, offering exciting potential for an additional room and even greater future versatility.

Key Features

- Link Detached Family Home
- West Facing Rear Garden
- Off Road Parking For Multiple Cars
- Planning Permission Granted For Further Extension To Loft
- Integrated Garage With Utility Area
- Four Double Bedrooms
- First Floor Bedroom With En-suite
- Moments From Shoreham Beach
- Owned Solar Panels Generating A 'Feed In Tariff'
- Council Tax Band - E & EPC - C



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Location

Nestled in one of Shoreham Beach's most sought-after residential pockets and the ever-popular Winterton Way, this home enjoys an enviable position. The Foreshore and "secret beach" are just a few minutes' walk away, while Shoreham-by-Sea train station sits within easy reach for smooth commutes to Brighton, London, and beyond. Families benefit from a great choice of nearby schools, and the South Downs National Park provides miles of scenic walking and cycling routes right on the doorstep. With Shoreham's vibrant town centre close by, this location blends seaside calm with everyday convenience.

Inside

Beautifully presented and thoughtfully extended, this link-detached chalet bungalow offers generous, versatile living throughout. The property features four well-proportioned double bedrooms, with three located on the ground floor—ideal for families, guests, or those seeking single-level living. Upstairs, the superb master suite enjoys its own

en-suite shower room, creating a private retreat.

At the heart of the home sits a spacious modern kitchen with integrated appliances, flowing effortlessly into a large lounge/diner where a feature log burner provides a warm, welcoming focal point. A bright conservatory adds even more flexible living space, perfect for relaxing or entertaining, while the ground-floor bathroom offers everyday convenience. The integrated garage, complete with a useful utility area to the rear, further enhances the home's practicality. Altogether, this is a stylish and adaptable property designed for comfortable family living.

Outside

Outside, the home features a generous west-facing garden laid to lawn, complemented by a lovely tile-paved patio area ideal for outdoor dining and relaxing in the afternoon sun. To the front, a large driveway provides off-road parking for multiple vehicles, along with an attached garage for additional storage or practical use finally solar panels installed on the front of the house provide an

efficient and sustainable source of energy.

Lifestyle

This well-presented and extended chalet offers a flexible lifestyle that suits a wide range of buyers. With generous ground-floor living and bedrooms, it's ideal for those seeking comfortable single-level living, while the additional upstairs master suite makes it equally attractive to families needing extra space. Commuters will appreciate the easy access to transport links, and with planning permission already granted for further extension, the home also appeals to anyone looking for future potential without needing to take on immediate work.

In its current condition, the property is ready to move straight into, offering a practical, well-maintained home that can adapt to changing needs over time.

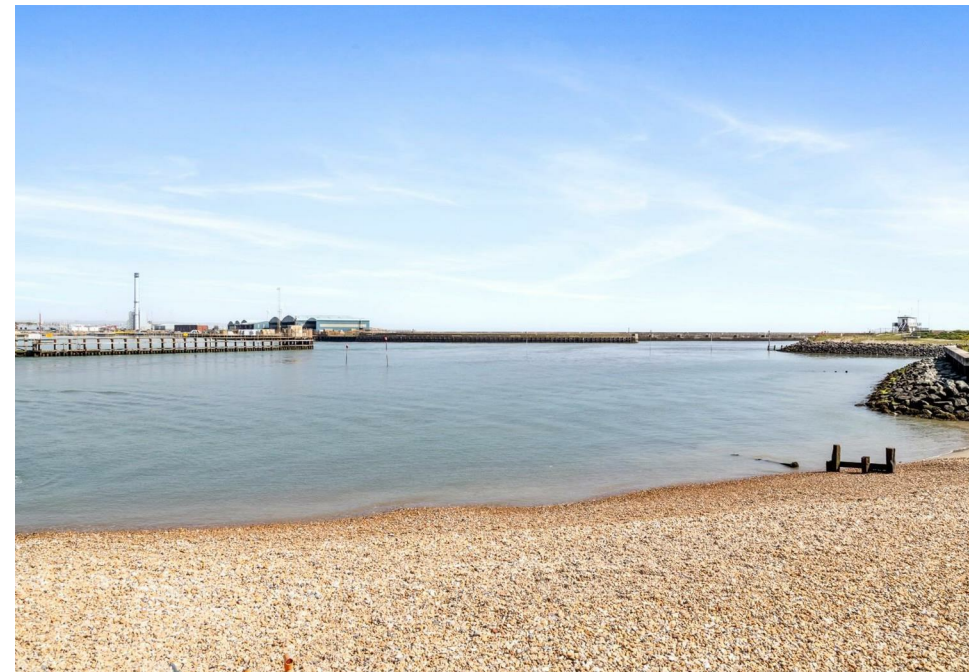
Agent Notes

There is currently planning permission granted to further extend the roof by adding a dormer to the south aspect roof, raise the ridge and add roof light, full details can be found on Adur & Worthing council planning website using reference; AWDM/0898/22



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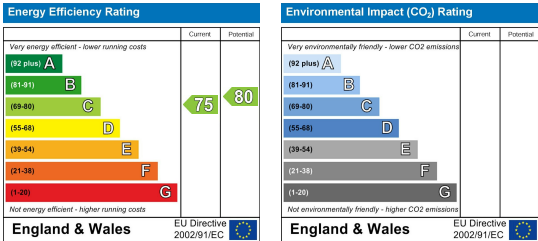
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Floor Plan



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