

Plot 255, Avondale Main Road, Bosham, PO18 8EH

Prices from £645,000

EPC Rating: Council Tax Band: New Build



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Spacious four-bedroom detached home with a stunning open-plan kitchen/dining space, bay window and French doors to the garden. Triple-aspect lounge, separate study, en suite main bedroom, garage, driveway and EV charger — perfect for modern family living.

From the moment you arrive, this beautifully designed four-bedroom detached home immediately feels considered, balanced, and ready for modern family life. With its classic exterior and generous proportions throughout, it offers both presence and practicality in equal measure.

Step inside and the sense of space is clear. The heart of the home is the expansive kitchen, dining and breakfast area — a space designed not just for cooking, but for living. The bay-fronted dining area creates a natural focal point, perfect for long, relaxed dinners or morning coffee as the light pours in. French doors open directly onto the garden, effortlessly extending the space outdoors in the warmer months. Whether it's entertaining friends, hosting family gatherings, or simply enjoying everyday moments, this is a room that adapts beautifully to it all.

The lounge offers a completely different atmosphere — a calm, inviting retreat with a triple aspect that fills the room with natural light throughout the day. A second set of French doors connects you back to the garden,

creating a lovely sense of flow through the ground floor and allowing indoor and outdoor living to blend seamlessly.

For those working from home or needing a quieter corner, the separate study provides a dedicated space away from the main living areas — ideal for focus, creativity, or even a cosy reading room.

Upstairs, the feeling of space continues. The main bedroom is a generous and calming sanctuary, complete with its own en suite for added privacy and convenience. Three further double bedrooms offer flexibility for growing families, guests, or additional work-from-home space, all served by a well-appointed family bathroom.

Outside, the property continues to deliver. The garden is ready to enjoy from day one with turf already laid, while the garage and driveway provide ample parking and storage. An EV charger is also installed, adding a forward-thinking touch that suits modern lifestyles.

Overall, this is a home that has been thoughtfully

designed to offer both comfort and versatility — a place where everyday living feels easy, and where there's space to grow, entertain, and truly feel at home.



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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>		
(55-68) <b>D</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 		