Penfolds,
Property People.

Loxwood Farm Place, Loxwood.

£525,000 Freehold



Penfolds,
Specification.

Situated on a private road within a small and attractive development, this well presented modern home offers spacious and versatile accommodation arranged over three floors. At the heart of the property is a bright and welcoming sitting/dining room, complete with a wood-burning stove and French doors opening onto the rear garden. The space is perfectly suited to both everyday family life and entertaining. The kitchen is positioned at the front of the house and is fitted with a range of cabinetry, wooden work tops and integrated appliances, providing plenty of storage. A cloakroom completes the ground floor accommodation. The first floor offers three well-proportioned bedrooms, one of which benefits from an en-suite shower room, together with a modern family bathroom which doubles as a utility room. Occupying the top floor, the principal bedroom provides a peaceful retreat, featuring Velux balcony windows that allow natural light to flood the room, along with its own en-suite shower room. Outside, the property enjoys an attractive frontage and a private rear garden, creating an ideal setting for outdoor dining, entertaining or simply relaxing. Located in a popular village setting, the property is conveniently placed for local amenities, schools and countryside walks.

- Central Loxwood village location
- Main bedroom with en-suite shower room
- Guest bedroom with en-suite shower room
- Two further bedrooms
- Mains water, drainage, electricity
- Oil fired central heating
- Service Charge: £504 pa
- Car barn to fit two cars
- West facing garden
- EPC: C Chichester District Council Tax Band: F



















We moved to Loxwood Farm Place when our daughters were very young, and it has been the perfect family home for us. Tucked away in a peaceful courtyard in the heart of the village, the house offers a wonderful sense of tranquillity while remaining within easy walking distance of the primary school, doctor's surgery, local shops, and the bus stop for secondary school.

One of the things we have loved most about living here is the natural light throughout the house and the beautiful sunsets across the fields.

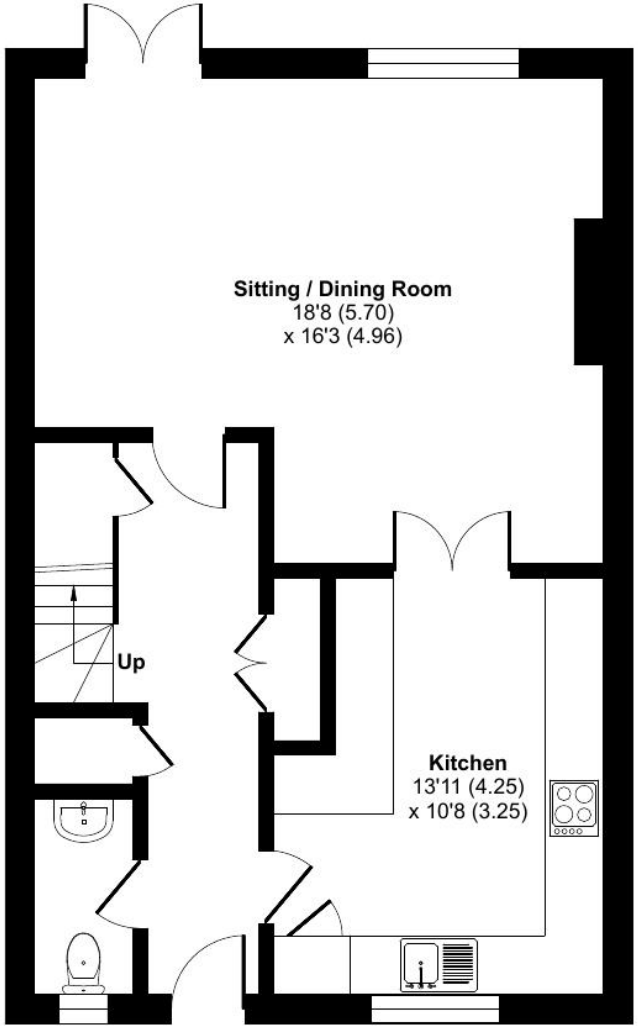
We hope the new owners will enjoy this lovely home and the friendly, welcoming community that makes Loxwood Farm Place such a special place to live.

The Owners

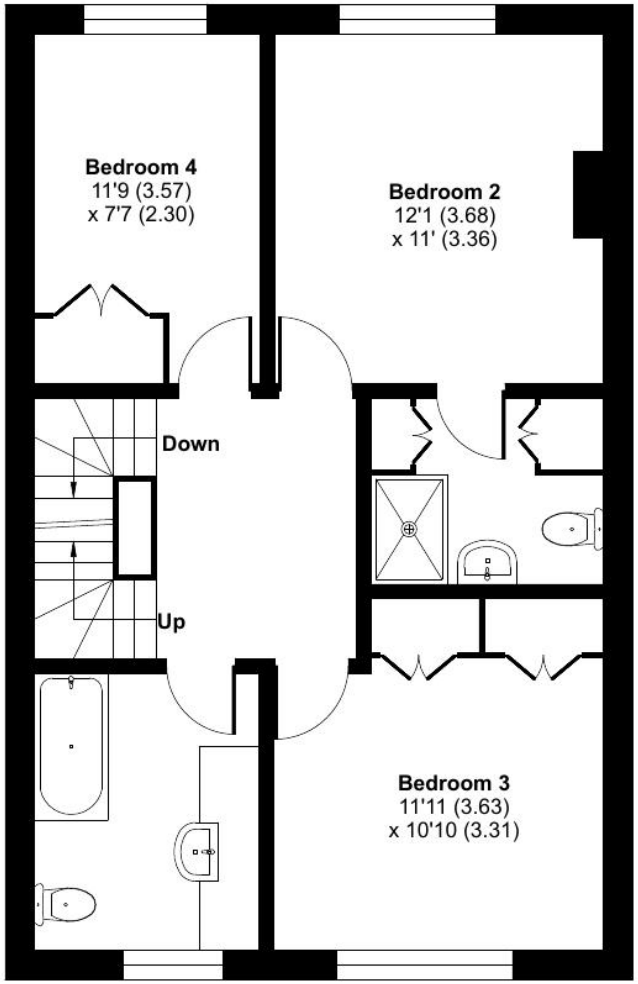
01403 289414
enquiries@penfoldsestateagents.co.uk

Approximate Area = 1429 sq ft / 132.7 sq m
Limited Use Area(s) = 145 sq ft / 13.4 sq m
Total = 1574 sq ft / 146.1 sq m
For identification only - Not to scale

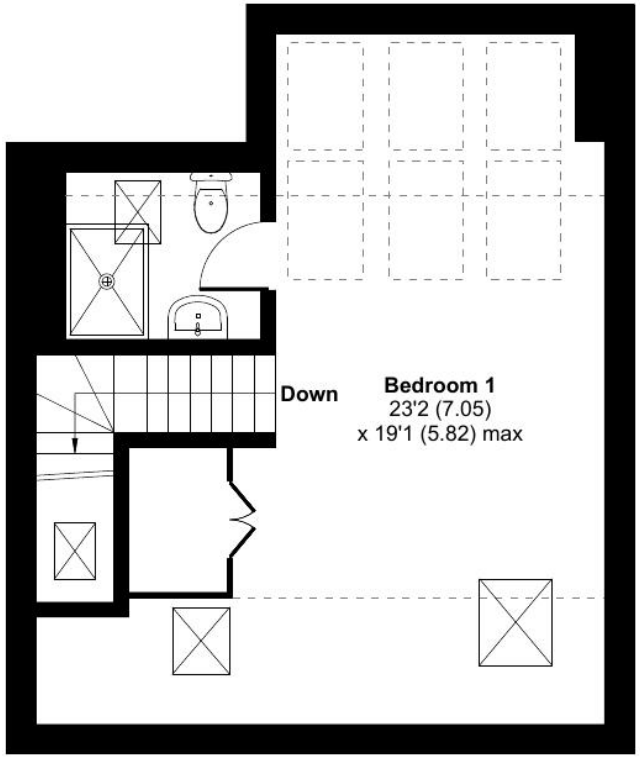
Denotes restricted head height



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition,
Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026.
Produced for Penfolds Estate Agents Ltd. REF: 1477732