

Hyman

Estate & Letting



Hill

Agent



244 Upper Shoreham Road, Shoreham-by-Sea, West Sussex, BN43 6BF

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£475,000



A very well presented and EXTENDED TWO / THREE bedroom semi-detached bungalow with a private drive to garage



Hyman Hill is delighted to offer for sale this very well presented and extended TWO / THREE BEDROOM bungalow located in a highly popular location. The property benefits from lounge / bedroom three, extended kitchen dining room, two bedrooms one having an en suite bathroom and a family shower room.

The outside comprises of a good sized paved rear garden and private drive leading to garage.

Located on level ground and in the Shoreham academy catchment and near the Holmbush centre making this property ideal for buyers.

Viewing is a must.

Shoreham-by-Sea is a charming, historic town, 7 miles west of Brighton and 6 miles east of Worthing. The town centre is vibrant offering lots of independent and corporate shops, cafes, pubs and restaurants. The Holmbush Shopping Centre can be found close by providing a large M&S, Next and Tesco.

There is excellent access to the east/west A27 & M23 and public transport services including Shoreham-by-Sea mainline railway station is only a short walk away offering direct trains to Brighton, London and to the west.

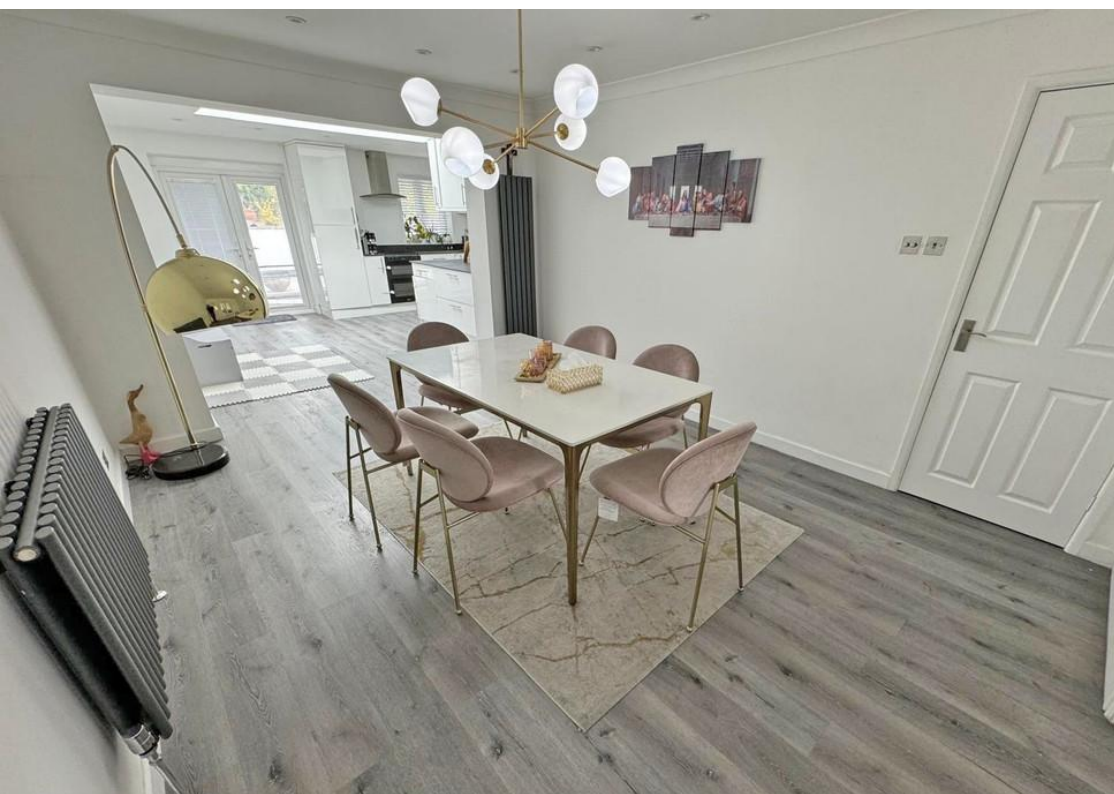
The property is in catchment of Primary & Secondary schools, including popular Shoreham Academy with its 'Outstanding' Ofsted rating.

Shoreham by Sea also benefits from a highly popular Beach, South Downs National Park and River Adur affording fantastic water sports and walking opportunities.

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- Semi detached bungalow
 - Two / three bedrooms
 - Extended to the rear
 - En suite to bedroom two
 - Viewing is a must
 - Private drive to garage
 - Opportunity to extend subject to planning
 - Shoreham academy catchment













Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Useful Information

Council Tax Band: D - £2,310.40 per annum (2024/2025)

Tenure: Freehold

Local Authority: Adur Council



To book a viewing, or a valuation of your own property, get in touch with one of our experts.

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