

Hyman  
Estate & Letting



Hill  
Agent



74 Crown Road, Shoreham-by-Sea, West Sussex, BN43 6GE



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£365,000

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“ A two bedroom semi detached bungalow in a popular location with no chain. ”

Hyman Hill is delighted to offer for sale this TWO BEDROOM semi detached bungalow located on level ground and in a popular area of Shoreham.

The property benefits from a good-sized lounge, kitchen, bathroom and conservatory leading to a good-sized rear garden.

There is a garage and off-road parking.

This property is being sold with NO CHAIN and is ideal for future extensions subject to planning permission.

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 bedrooms
    - Good sized lounge
    - Conservatory
  - Good sized rear garden
    - Garage
    - Off road parking
    - No chain

















Total area: approx. 688.8 sq. feet

For illustrative purposes only. Not to scale.  
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

### Useful Information

**Council Tax Band: C** - £2,053.69 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.

Southwick – 01273 597730  
info@hymanhill.co.uk

Shoreham – 01273 454511  
shoreham@hymanhill.co.uk

Lettings – 01273 597730  
lettings@hymanhill.co.uk

[www.hymanhill.co.uk](http://www.hymanhill.co.uk)