



4 Swanbourne Close, Lancing, West Sussex, BN15 0QH

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Offers in Excess of £425,000

Very well presented three / four bedroom detached chalet in a highly popular North Lancing location.

Hyman Hill is delighted to offer for sale this well presented three / four bedroom detached family chalet located in a highly popular North Lancing location and at the foot of the South Downs. The versatile accommodation benefits from a good-sized lounge dining room with double glazed doors leading to the SOUTH FACING REAR GARDEN, kitchen breakfast room with utility to side, three ground floor bedrooms (one being currently used as a dining room), family bathroom with separate cloakroom. The first floor offers lovely views across Lancing to the sea and benefits from having a double bedroom. There is a good-sized mainly laid to lawn south facing rear garden and private drive leading to large double garage. Viewing is an absolute must to fully appreciate this family home in its delightful location.

Lancing is a charming, historic town, 9 miles west of Brighton and 4 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 Lancing mainline railway station offering direct trains to Brighton, London and to the west.

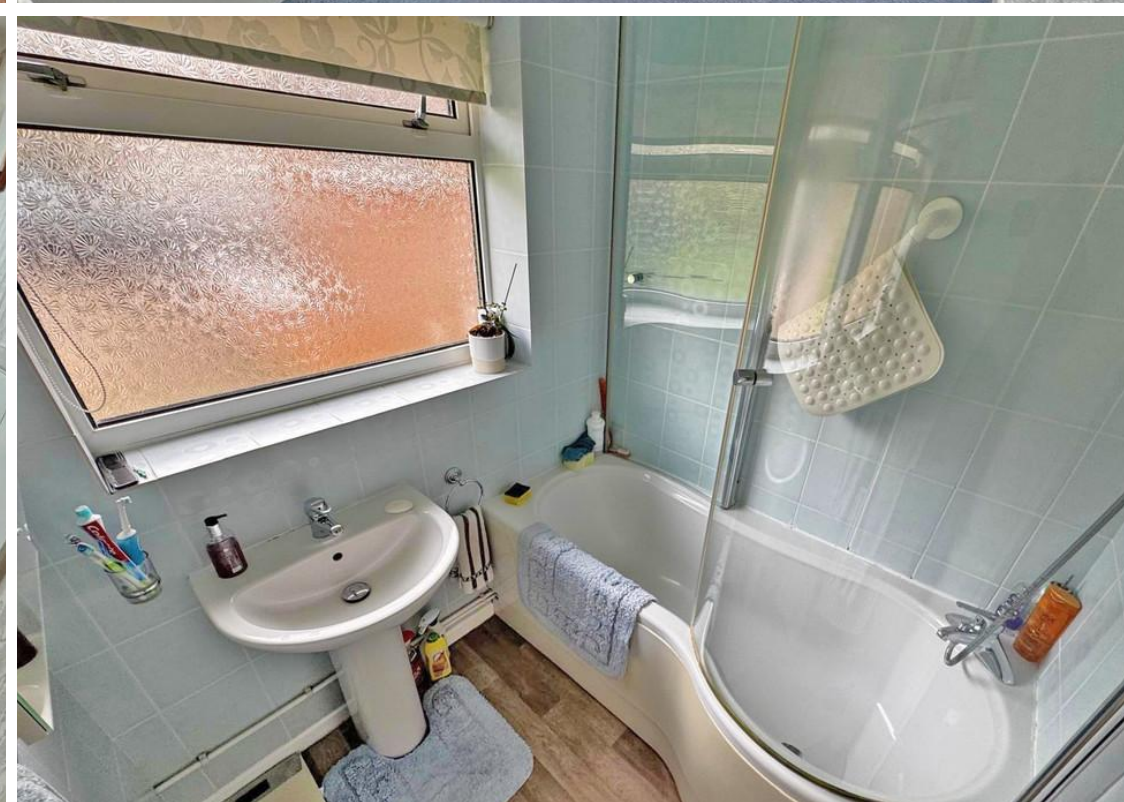
Lancing benefits from a range of Primary & Secondary schools, including popular Sir Robert Woodards senior school.

Lancing 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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- Well presented detached chalet
 - Three / Four bedrooms
 - Good sized lounge opening to garden
 - Kitchen breakfast room
 - South facing rear garden
 - Drive leading to double garage
 - Highly popular location
 - Viewing is a must

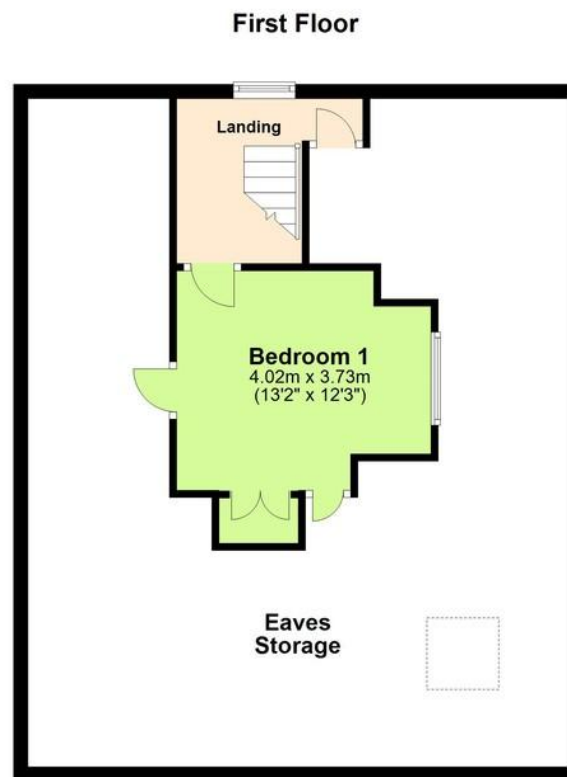
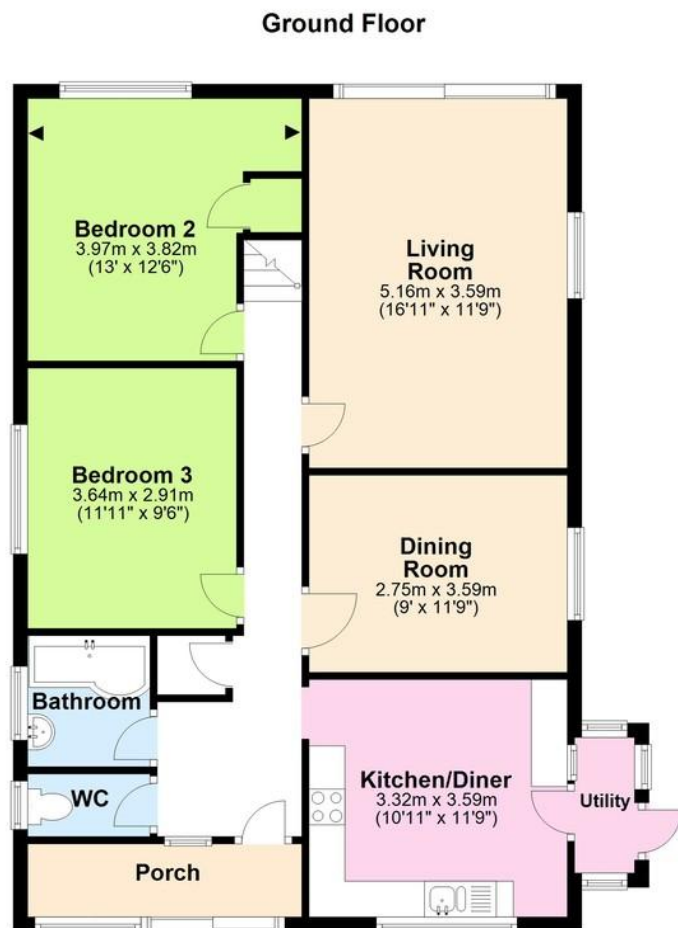












Total area: approx. 102.8 sq. metres (1106.4 sq. feet)

This floor plan is for illustrative purposes and is not drawn to scale.
Any measurements, floor areas, openings and orientations are approximate and should not be relied upon and do not form part of any agreement. No liability is taken for error or misstatement. Any party must rely upon their own inspection.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D		
39-54	E	52 E	
21-38	F		
1-20	G		

Useful Information

Council Tax Band: E - £2,989.32
per annum (2025/2026)

Tenure: Freehold

Local Authority: Adur District
Council



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

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