

Hyman

Estate & Letting



Hill

Agent



73 King George Road, Shoreham-by-Sea, BN43 6YN

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£425,000

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A three bedroom semi-detached house in Shoreham Academy ”

Hyman Hill is delighted to offer for sale this very well presented THREE BEDROOM family home located near Shoreham Academy and the Holmbush centre. The property benefits from a good-sized lounge diner, kitchen, a substantial 23ft sunroom, ground floor cloakroom and first floor bathroom. There is a really good-sized rear garden and off road parking for several vehicles.

Situated in a desirable location with Holmbush centre just up the road and being in Shoreham academy catchment area this property is ideal for families.

Viewing is an absolute 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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- Very well presented semi detached house
 - Three good sized bedrooms
 - Lounge dining room
 - 23ft Sun room
 - GF cloakroom
 - Good sized rear garden
 - Off road parking for several vehicle
 - Near Shoreham academy













Total area: approx. 1126.1 sq. feet

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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76 C
55-68	D	63 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 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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