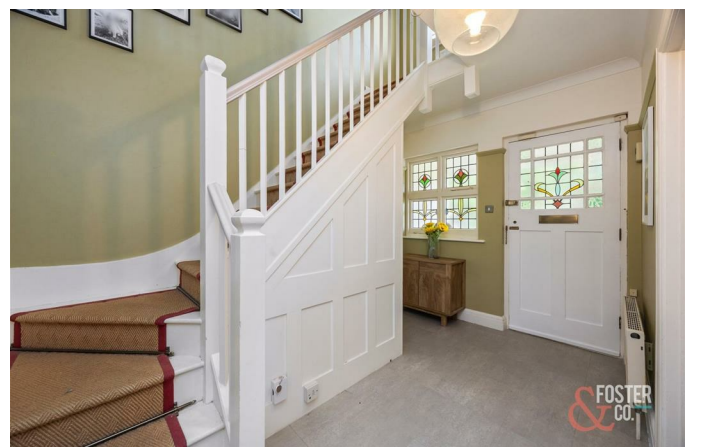
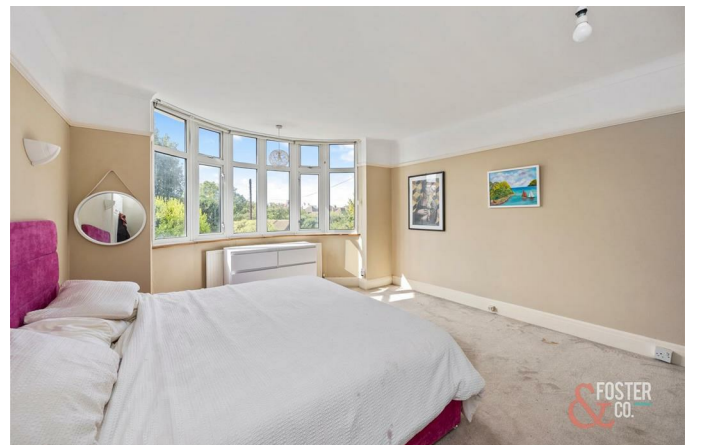




Shoreham-By-Sea, BN43 5AG

Guide price £1,000,000

This beautifully presented family home, extending to nearly 2,000 sq ft, combines period character with modern finishes, creating an inviting space perfectly suited to contemporary living.

From the moment you arrive, the sweeping driveway, double garage and landscaped frontage set the tone. Inside, the house has been thoughtfully updated, with a brand new kitchen and bathroom bringing a stylish and modern edge. The kitchen/breakfast room is the heart of the home, fitted with sleek cabinetry, integrated appliances and a large island with breakfast bar seating. Bi-fold doors open directly to the rear garden, seamlessly connecting indoor and outdoor living, ideal for entertaining and family gatherings.

The ground floor also features a spacious dining room and a bright reception room, both with large bay windows that flood the interiors with natural light. Elegant steel-framed doors create a sense of flow between the living spaces, while maintaining defined areas for relaxation and dining.

Upstairs, there are three well-proportioned bedrooms, each with plenty of natural light, and a stunning newly fitted bathroom complete with a freestanding bathtub, walk-in shower and contemporary fixtures.

Outside, the rear garden is generous and private, mainly laid to lawn with mature borders and a paved seating terrace – perfect for summer evenings. A detached garden room offers excellent flexibility as a home office, studio or gym.

Mill Lane is one of Shoreham's most sought-after residential addresses. The property is ideally positioned within easy reach of Shoreham town centre, offering a wide selection of independent shops, cafés and restaurants, as well as the mainline railway station providing direct services to Brighton and London. The beach and River Adur are also close by, offering wonderful walks and leisure opportunities. Families will also appreciate the excellent local schools and community feel of the area.



- Family home extending to nearly 2,000 sq ft
- Spacious reception room with large bay windows
- Three generous double bedrooms
- Large private rear garden with terrace seating area
- Bright open-plan living and dining spaces
- Stunning new kitchen with island and bi-fold doors
- Contemporary new bathroom with freestanding tub
- Versatile garden room – ideal office, gym or studio
- Driveway parking for several cars plus double garage
- Highly sought-after Mill Lane location close to town, station and beach

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i> (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <i>Not energy efficient - higher running costs</i>		61	77
England & Wales		EU Directive 2002/91/EC	

Approx. Gross Internal Floor Area (Excluding Outbuilding) = 185.39 sq m / 1995.51 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



All measurements are approximate

