

102 Underdown Road

Southwick BN42 4HL

Guide Price £600,000-£625,000
Freehold

- VICTORIAN BAY FRONTED FAMILY HOME
- SKILFULLY EXTENDED
- FOUR DOUBLE BEDROOMS
- SPACIOUS FAMILY BATHROOM

- SEPARATE SHOWER
- EXTENDED KITCHEN/DINING OR LIVING AREA
- THROUGH SITTING/DINING ROOM
- GOOD SIZE REAR GARDEN

This beautifully presented Victorian bay-fronted property has been skilfully extended to create a spacious and versatile family home, offering four double bedrooms and a superb blend of period character and modern living.

Step inside to a delightful through sitting/dining room featuring an open fireplace, perfect for cosy evenings. The extended kitchen has been thoughtfully designed with an additional sitting/dining area, providing an ideal space for family life and entertaining. French doors open directly onto the good-sized rear garden, which enjoys seclusion and tranquillity, creating a peaceful outdoor retreat.

To the front, the property benefits from a private driveway, while further features include UPVC double-glazed windows and a ground floor cloakroom.

Located in one of Southwick's most desirable and convenient settings, the home is just a short stroll from Southwick Green and Southwick High Street, which offers an excellent selection of local amenities including a traditional butcher, Waitrose, and Flour Pot Bakery. The seafront is within easy reach, as is the Holmbush shopping complex.

A perfect opportunity to acquire a spacious and elegant Victorian home in a sought-after coastal location.

ENTRANCE HALL Radiator.

KITCHEN/LIVING AREA Incorporating circular stainless steel sink and drainer, adjacent worksurface with cupboards under, two tall double cupboards, cooker, appliance space, tiled floor, radiator, sitting or dining area with french doors onto the garden.

CLOAKROOM Comprising low level w.c, wash hand basin, tiled floor, part tiled walls, UPVC double glazed window.

SITTING/DINING ROOM Sitting Area.

Fireplace with tiled insert, carved surround and mantle over, sash UPVC double glazed bay window, radiator, exposed floorboards, coving.

Dining Area.

Open fireplace, understairs storage, radiator, exposed floorboards, coving.

FIRST FLOOR

LANDING Radiator.

BEDROOM 1 UPVC double glazed sash bay window with second window to side, two fitted double wardrobes, radiator.

BEDROOM 2 UPVC double glazed window, radiator.

FAMILY BATHROOM Spacious room with roll top bath, pedestal wash hand basin, low level w.c, fitted cupboard housing 'Alpha' gas fired boiler, UPVC double glazed window, radiator.

TOP FLOOR

LANDING Fitted linen cupboard, door to large storage area, radiator.

BEDROOM 3 Velux window, eaves storage, radiator.

BEDROOM 4 UPVC double glazed window, radiator.

OUTSIDE

PRIVATE DRIVE

REAR GARDEN A wonderful space offering seclusion and tranquillity with flower borders, two sheds, gate offering rear access.

Council Tax Band D (taken from

<https://www.tax.service.gov.uk/check-council-tax-band/search>).

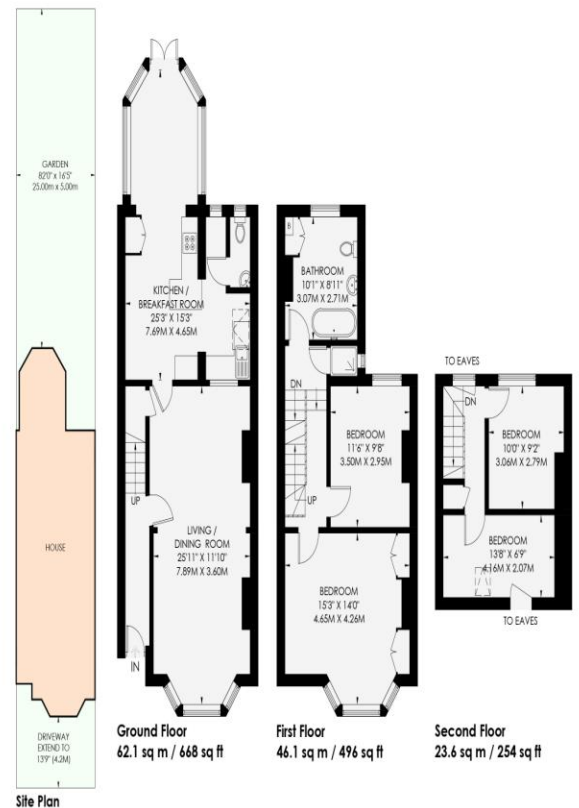
We advise that you check this information, we will not be held responsible if the council tax band differs when occupying the property.

UNDERDOWN ROAD

SOUTHWICK

APPROXIMATE GROSS INTERNAL AREA
131.8 sq m / 1418 sq ft

INCLUDING LIMITED USE AREA OF
0.4 sq m / 4 sq ft



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