

Hyman  
Estate & Letting



Hill  
Agent



9 Milton Drive, Southwick, West Sussex, BN42 4NE

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'Offers in Excess of' £550,000 - Freehold

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*A stunning detached chalet bungalow offering deceptive and versatile accommodation* ”

A wonderful opportunity to purchase this charming, extended and detached chalet bungalow enjoying a highly sought after position, on level ground and within easy reach of shops and amenities.

Offering deceptive and versatile accommodation, this home is ideal for those that are downsizing but would still like to welcome overnight guests, families looking to upsize given its excellent Shoreham Academy school catchment and those that may reside with an elderly relative.

In brief, the well-presented accommodation boasts to the ground floor; bay fronted lounge to front, separate dining room/bedroom, fitted kitchen/breakfast room leading to a full width double glazed conservatory, bathroom and bedroom. To the first floor there are two further double bedrooms and a bathroom.

Externally, there is a stunning, well maintained mature rear garden benefiting from a spacious patio area leading to a manicured lawn having well stocked borders and various fruit trees.

To the front, there is off road parking for numerous vehicles via a block paved driveway.

Southwick Village Green and Southwick Square are within easy walking distance offering a comprehensive range of corporate and independent shopping facilities with amenities including doctor's surgery, library, community centre, community theatre, churches and bus stops.

The Holmbush Shopping Centre which is home to M&S, Tesco's Extra and Next superstores is also close by for more extensive shopping.

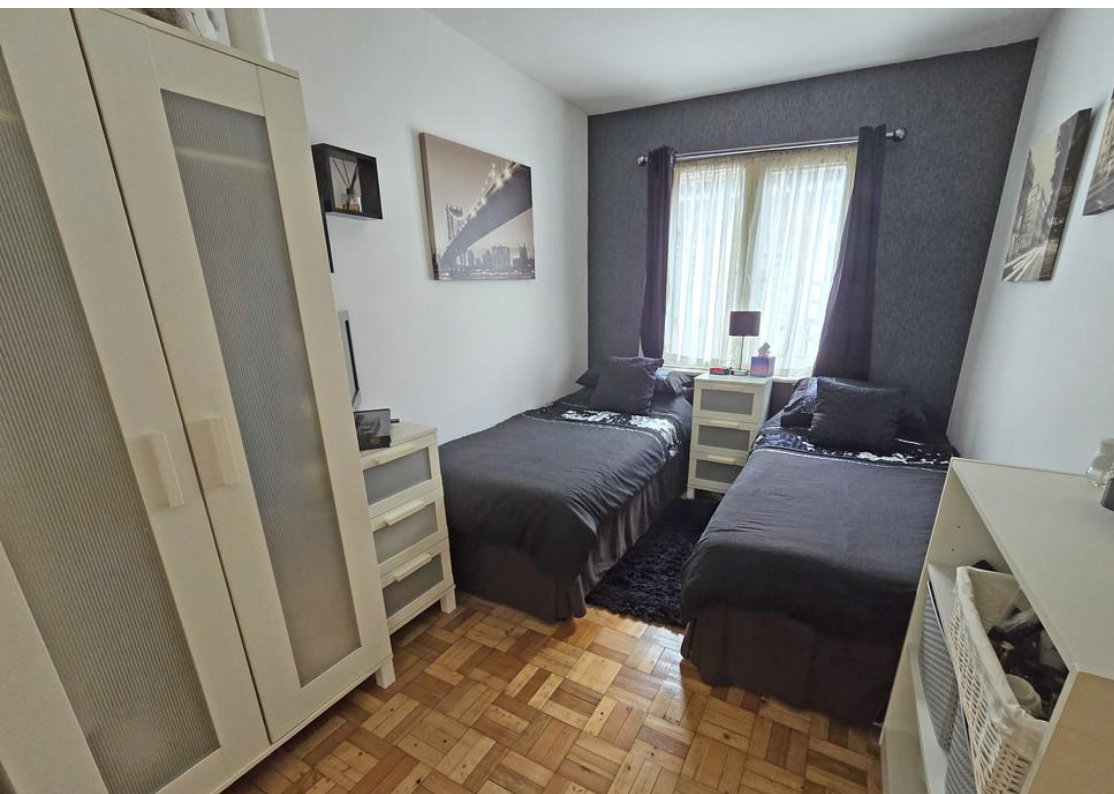
Southwick railway station is also within easy reach providing access to Brighton, links to London and coastal services east and west.

There are several primary schools nearby as well as Shoreham College and the property is within the catchment of Shoreham Academy & Eastbrook Primary, both of which has been categorised as 'outstanding' by Ofsted.

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- Extended & detached chalet bungalow
    - Three/four good sized bedrooms
    - Two/three separate reception rooms
      - Two bathrooms
  - Well presented throughout
    - Stunning rear garden
  - Sought after level ground position
  - Close to shops & amenities



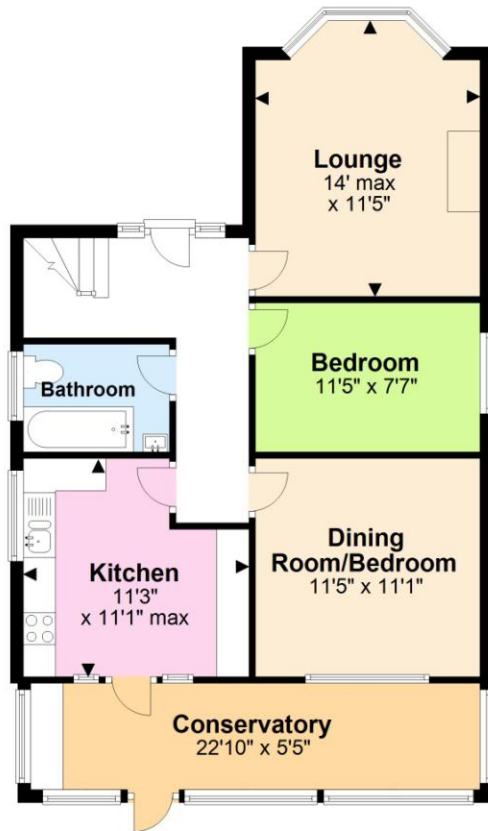








## Ground Floor



## First Floor



Total area: approx. 1206.4 sq. feet

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

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

## Useful Information

**Council Tax:** Band D £2,310.40 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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