

Hyman  
Estate & Letting



Hill  
Agent



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



## 36 Milton Drive, Southwick, BN42 4NE

‘Offers in Excess of’ £475,000 - Freehold

---

Hyman Hill are pleased to present this deceptively spacious semi-detached bungalow, offering versatile living accommodation situated in a highly sought-after, level ground location, within easy reach of local shops and amenities.

The property has been extended to the rear and features a loft conversion, providing further generous living space.

The ground floor boasts a generous 21'4" lounge/diner, fitted kitchen, shower room, two double bedrooms, and a useful dressing room/study. The first floor is home to a large dual-aspect master bedroom complete with its own en-suite shower room.

Externally, the property benefits from a larger-than-average, mature rear garden, predominantly laid to lawn, along with a spacious brick-built workshop/hobby space. To the front, there is an off road parking space together with a well maintained garden

Due to its excellent location and proximity to schools, this property offers an ideal opportunity for downsizers or families seeking a comfortable, well-connected home.

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 which has been categorised as 'outstanding' by Ofsted.

For those who enjoy spending time outside, the South Downs are located to the north affording beautiful long walks or bike rides. To the south, there is access to Southwick Beach via the Shoreham Port lock gates, where you can enjoy paddle boarding or a morning swim.

- 
- Extended semi detached chalet bungalow
    - Two / three double bedrooms
  - Versatile & deceptive accommodation
    - 21'4 lounge/diner

- Ground floor shower room + en-suite to master
  - Lovely mature rear garden
  - Off road parking to front
  - No on-going chain























Ground Floor



First Floor



Total area: approx. 1105.4 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		
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

## Useful Information

**Council Tax:** £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.

Southwick – 01273 597730  
info@hymanhill.co.uk

Shoreham – 01273 454511  
shoreham@hymanhill.co.uk

Lettings – 01273 597730  
lettings@hymanhill.co.uk

[www.hymanhill.co.uk](http://www.hymanhill.co.uk)