



5 The Close, Shoreham by Sea, BN43 5AH
Guide Price £775,000

5 The Close, Shoreham by Sea

The Property & Area

Welcome to The Close in central Shoreham by Sea. This family home perfectly balances historic charm with contemporary comforts. Located on The Close, a coveted cul-de-sac in the heart of Shoreham, this home offers a superb central address that is hard to beat.

The spacious living room with its black Crittal doors opening onto the rear patio welcomes you with its inviting atmosphere, boasting a beautiful log burner.

The lovely kitchen has been thoughtfully designed with a blend of period style and contemporary finishes. The adjacent dining area offers a perfect setting for family meals or entertaining guests.

Upstairs, you will find three well-appointed bedrooms, each with lots of natural light. The main bedroom sets a nice atmosphere with its en-suite shower room, while the additional two bedrooms provide comfortable spaces for family members or guests. The two bathrooms, one with a bath and the other with a shower, cater to the demands of a busy household.

One of the standout features of this home is the incredible Westerly facing garden and patio. Secluded and mature with lots of trees and shrubs, it's a great space for gardening and entertaining.

A private driveway provides off-road parking, with free on street parking in The Close, ensuring convenience and peace of mind.

Maintaining a perfect balance between modern living and period features, this house offers the best of both worlds. The period feel is evident, while the modern touches highlight the functionality required for a contemporary lifestyle. The result is a warm space that has a great feel.

Situated in a central, ideal location, Shoreham Train Station is just a short distance away, offering fantastic commuting options. With excellent connections to Brighton, London, and other coastal towns, this detached home provides the ideal base for work and leisure. Shoreham High Street is nearby, offering an array of shops, cafes, and restaurants, and the River Adur offers miles of scenic walking and cycling trails.

Interested? Book a viewing today! 01273 661577

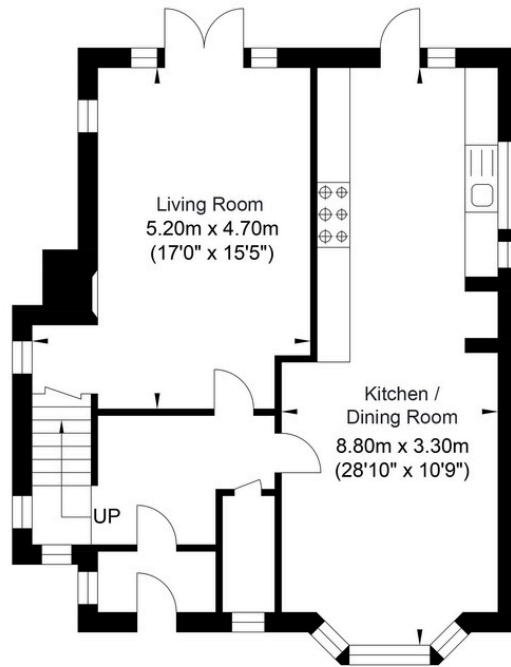
Material Information:

Tenure: Freehold

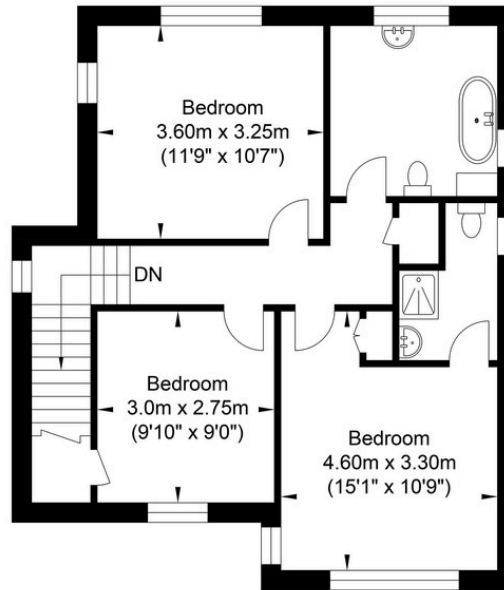
Council Tax: E



The Close, Shoreham-by-Sea



Ground Floor
Approximate Floor Area
590.40 sq ft
(54.85 sq m)



First Floor
Approximate Floor Area
556.06 sq ft
(51.66 sq m)



Approximate Gross Internal Area = 106.51 sq m / 1146.46 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



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Energy Performance Certificate

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



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