

Hyman
Estate & Letting



Hill
Agent



2 Sea Spray Avenue, Shoreham Beach, West Sussex, BN43 5PR

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£325,000

“ Two double bedroom end of terraced house located on Shoreham Beach sold with NO CHAIN ”

Situated on of Shoreham Beach, this attractive two double bedroom family home is perfectly positioned just moments from the beach and the picturesque River Adur. Offered for sale with no onward chain, the property presents an excellent opportunity for first-time buyers, downsizers, or investment purchasers alike.

The accommodation is well arranged throughout and comprises a spacious lounge/dining room ideal for both relaxing and entertaining, a well-proportioned fitted kitchen, and a convenient ground floor cloakroom. To the first floor are two generous double bedrooms and a modern family bathroom.

Externally, the property benefits from a low-maintenance rear garden with gated rear access leading directly to an allocated parking space.

Sea Spray Avenue is a highly sought-after residential setting, offering access to local shops, riverside and coastal walks, excellent transport links, and the many amenities of Shoreham-by-Sea.

Shoreham-by-Sea is a charming, historic town, 7 miles west of Brighton and 6 miles east of Worthing. The town centre is vibrant offering lots of independent and corporate shops, cafes, pubs and restaurants. The Holmbush Shopping Centre can be found close by providing a large M&S, Next and Tesco.

There is excellent access to the east/west A27 & M23 and public transport services including Shoreham-by-Sea mainline railway station is only a short walk away offering direct trains to Brighton, London and to the west.

Shoreham benefits from a range of Primary & Secondary schools, including popular Shoreham Academy with its ‘Outstanding’ Ofsted rating.

Shoreham by Sea also benefits from a highly popular Beach, South Downs National Park and River Adur affording fantastic water sports and walking opportunities.

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- Well presented family home
 - Two double bedrooms
 - Good sized lounge diner
 - Well presented kitchen
 - Ground floor cloakroom
 - Easy maintenance rear garden
 - Allocated parking space
 - No chain

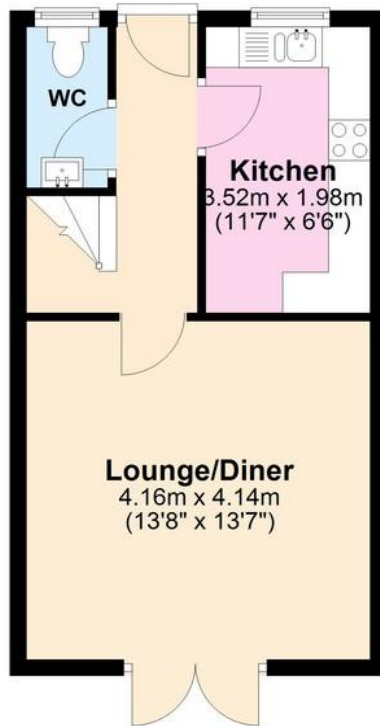




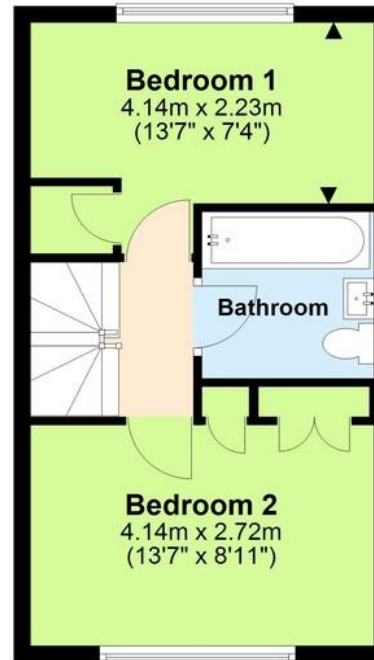




Ground Floor



First Floor



Total area: approx. 67.4 sq. metres (726.0 sq. feet)

TOTAL AREA DOES NOT INCLUDE OUTBUILDINGS. This floor plan is for illustrative purposes and is not drawn to scale. Any measurements, floor areas, openings and orientations are approximate and should not be relied upon and do not form part of any agreement. No liability is taken for error or misstatement. Any party must rely upon their own inspection. Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Useful Information

Council Tax Band: C – £2,253.33 per annum (2026/2027)

Tenure: Freehold

Local Authority: Adur District Council

Yearly maintenance: £319 p/a



To book a viewing, or a valuation of your own property, get in touch with one of our experts.

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