

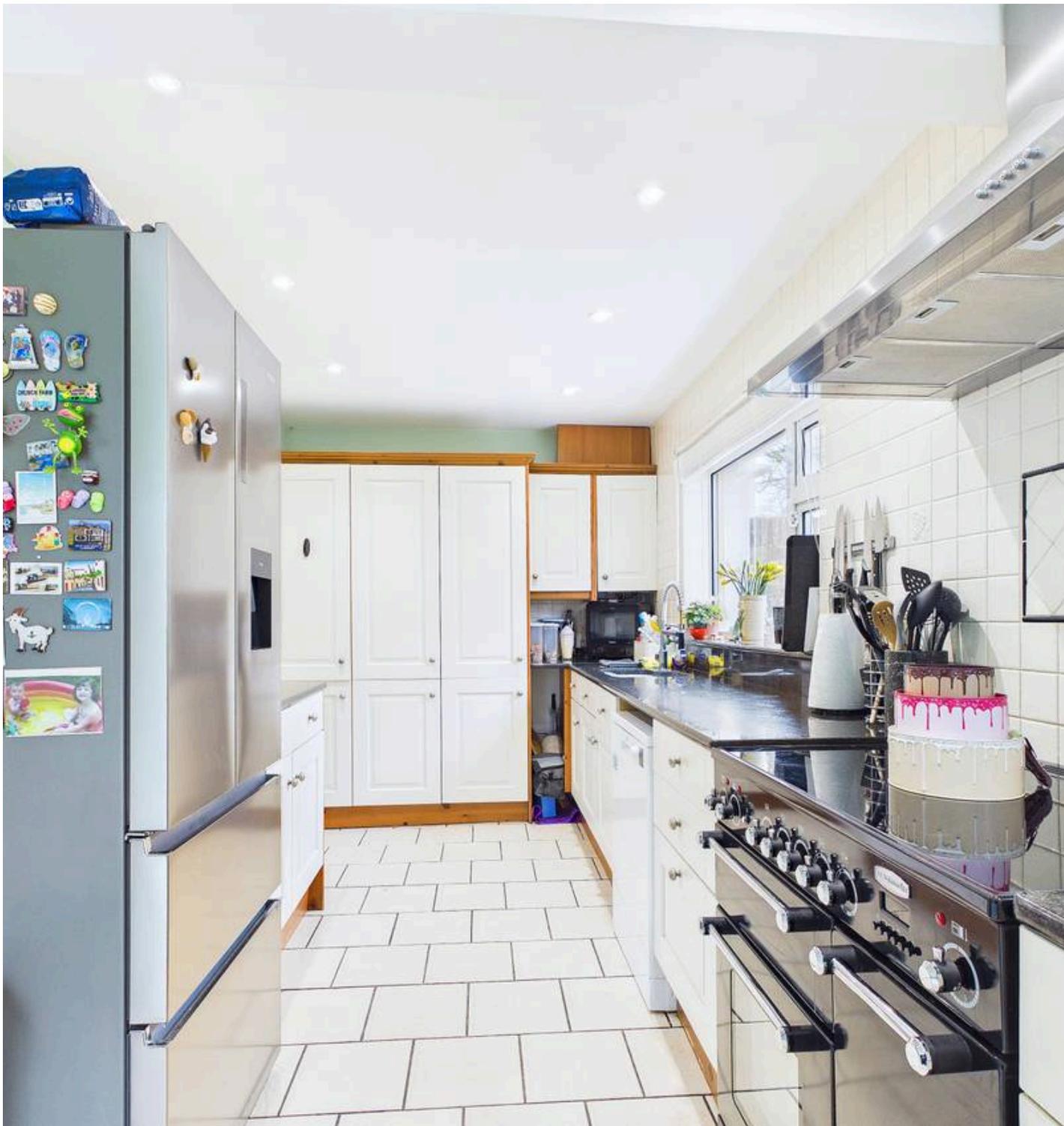


PEAR
PROPERTIES



Parkside, Shoreham-By-Sea

Offers Over £795,000



Parkside

Shoreham-By-Sea, West Sussex

Spacious 3 double bedroom detached house by Buckingham Park with 2 garages, large garden, office, utility room, and modern kitchen. Ideal for families.

Close to schools and transport links.

Council Tax band: F

Tenure: Freehold

- Three Double Bedroom Detached House
- Spacious Living Areas
- Fitted Kitchen
- Dining Room Overlooking Rear Garden
- Large Utility Room
- Office
- Four Piece Bathroom Suite
- Expansive Private Rear Garden
- Two Double Length Garages
- Ample Off-Road Parking
- Popular Location Next to Buckingham Park



Entrance Hall

13' 8" x 2' 11" (4.16m x 0.88m)

Double glazed front door leading in to welcoming entrance hall.

Living Room

12' 8" x 15' 7" (3.85m x 4.76m)

A spacious bay fronted living room with pleasant outlook.

Kitchen

8' 0" x 16' 11" (2.43m x 5.16m)

A lovely size kitchen with a range of wall and base units, tiled flooring, space for appliances, door leading to rear garden.

WC

4' 8" x 2' 9" (1.42m x 0.83m)

A useful WC comprising low level WC and wash hand basin.

Dining Room

11' 9" x 11' 3" (3.57m x 3.42m)

A bright and spacious dining room with windows overlooking rear garden.

Utility Room

7' 1" x 17' 6" (2.17m x 5.33m)

A large utility room which could be used as a further reception room. Door leading to rear garden.

Office

7' 9" x 18' 3" (2.36m x 5.56m)

A great size office but would suit a multitude of uses; hobbies room/gym.

Landing

3' 0" x 15' 7" (0.92m x 4.76m)

Bedroom One

14' 0" x 14' 0" (4.26m x 4.27m)

A lovely size double bedroom with door to eaves storage.

Bedroom Two

10' 9" x 11' 1" (3.27m x 3.38m)

A further good size double bedroom with built in



GARDEN

A fantastic size rear garden comprising a large patio seating area, the remainder being laid to lawn enclosed with wall and hedging. There is also a good size summer house situated at the rear end of the garden.

DOUBLE GARAGE

4 Parking Spaces

DRIVEWAY

4 Parking Spaces

Driveway providing off road parking for multiple vehicles.





Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

179 m²

1925 ft²

Reduced headroom

0.9 m²

9 ft²

(1) Excluding balconies and terraces

Reduced headroom

----- Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Pear Properties

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