

Hyman  
Estate & Letting



Hill  
Agent



3 Darren Lodge, Buckingham Mews, Shoreham-by-Sea, BN43 6AJ

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£265,000

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Spacious TWO DOUBLE BEDROOM first floor flat located in a highly desirable location



Hyman Hill is delighted to offer for sale this spacious TWO DOUBLE bedroom first floor flat ( top floor ) located in a highly popular area of Shoreham offering close access to Shoreham town centre and mainline station.

The property benefits from a large lounge dining room, two double bedrooms, spacious kitchen, bathroom with separate cloakroom and loft access.

Externally there is TWO ALLOCATED PARKING SPACES and a communal garden to the front.

The property is sold with a remaining 999 year lease and a 25% share of freehold.

Viewing is highly recommended and the property is sold with NO CHAIN.

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.

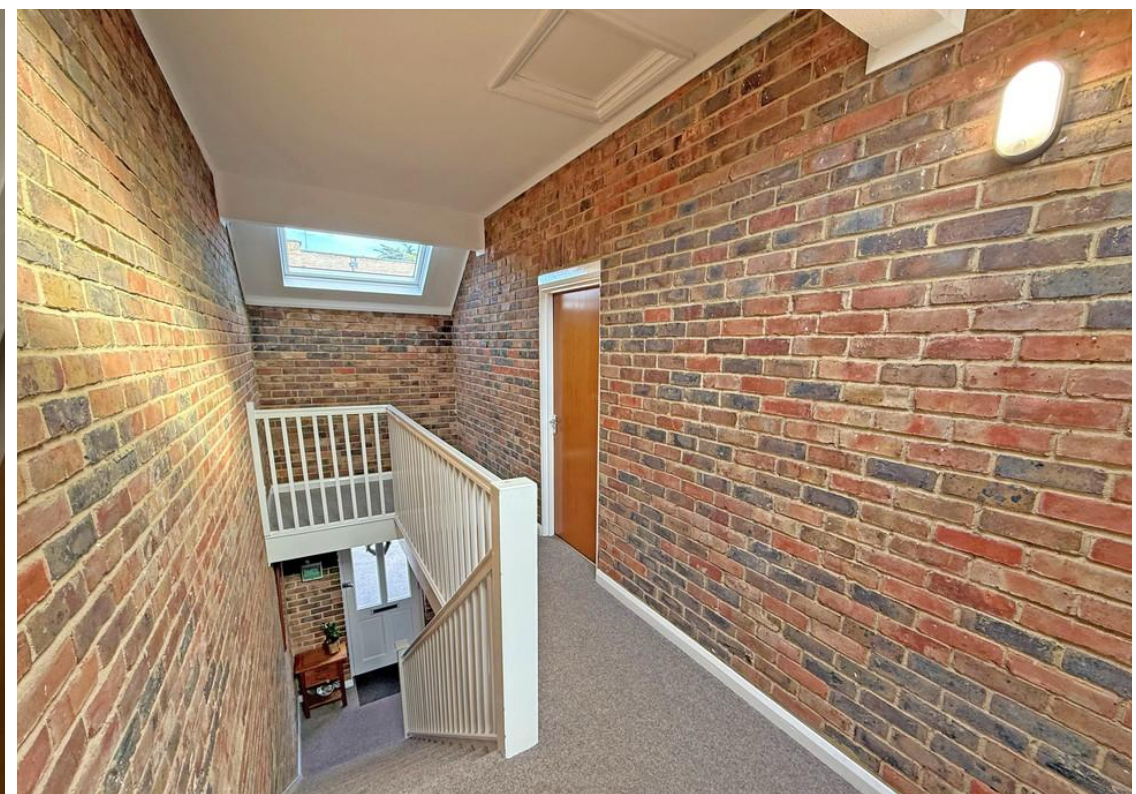
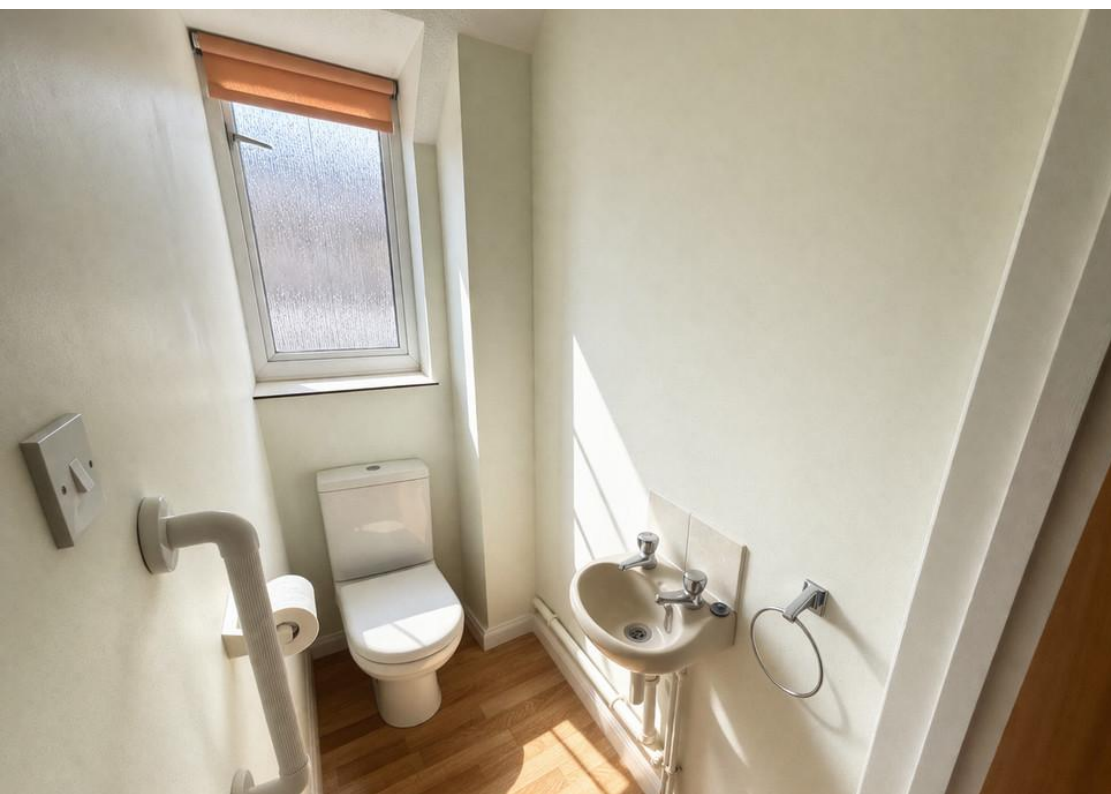
Shoreham benefits from a range of Primary & Secondary schools, including popular Shoreham Academy with its 'Outstanding' Ofsted rating.

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

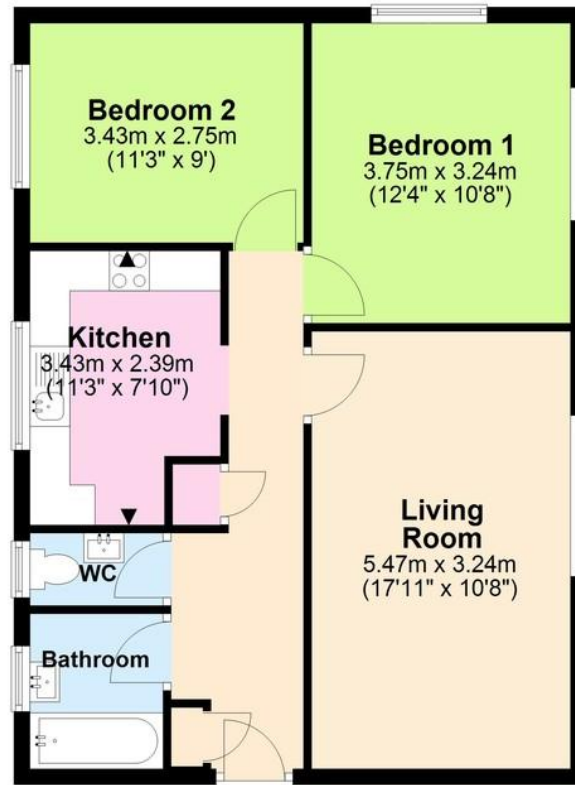
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- First floor flat (top floor)
  - Two double bedrooms
    - Large lounge diner
  - Highly popular quiet location
  - Two allocated parking spaces
    - Remaining 999 year lease
  - Near town centre and mainline station
    - No chain







## First Floor



Total area: approx. 63.1 sq. metres (679.5 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		
69-80	C	75 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

### Useful Information

**Council Tax Band:** C - £2,253.63 per annum (2026/2027)

**Tenure:** 25 % share of freehold

**Lease:** Remainder of 999 Year lease

**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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