



Upper Shoreham Road, Shoreham by Sea
Offers Over £850,000

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The Property & Area

Offers in excess of £850,000

This impressive four-bedroom semi-detached home, situated on Upper Shoreham Road, presents a wonderful opportunity for those seeking a spacious and well-appointed property in Shoreham-By-Sea. Perfectly positioned for convenient access to Shoreham Town Centre and Buckingham Park, this property combines comfortable family living with excellent local amenities and transport links.

Stepping inside, you are welcomed into a home that has been thoughtfully extended and meticulously maintained. The ground floor boasts three generous reception rooms, providing versatile spaces for relaxation, entertaining, and general living. A superb rear kitchen extension forms the heart of the home, offering a contemporary and highly functional area for cooking and dining, designed to cater to everyday needs. Additionally, the ground floor benefits from a dedicated office space, ideal for those working from home, and a practical utility room, improving the home's everyday usability.

On the first and second floors, you will find four well-proportioned bedrooms, offering comfortable accommodation for the entire family. The property includes two bathrooms, ensuring convenience and comfort. Each room is designed to provide a comfortable space, with ample natural light creating a bright and airy atmosphere throughout.

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Externally, the property features valuable off-road parking, a significant advantage in this popular location. The lovely rear garden provides a private outdoor area, perfect for outdoor dining, children's play, or simply enjoying the warmer months. Its design offers a blend of practicality and aesthetic appeal, creating a pleasant area for everyone.

The location further adds to the desirability of this family home. With Shoreham-By-Sea railway station nearby, commuting is straightforward, connecting you to Brighton, London, and beyond. The proximity to Shoreham Town Centre has a range of shops, cafes, restaurants, and essential services. This family home is perfect for families looking for a place that offers both space and a desirable location.

To arrange a viewing, please get in touch with our Shoreham team!

Material Information:

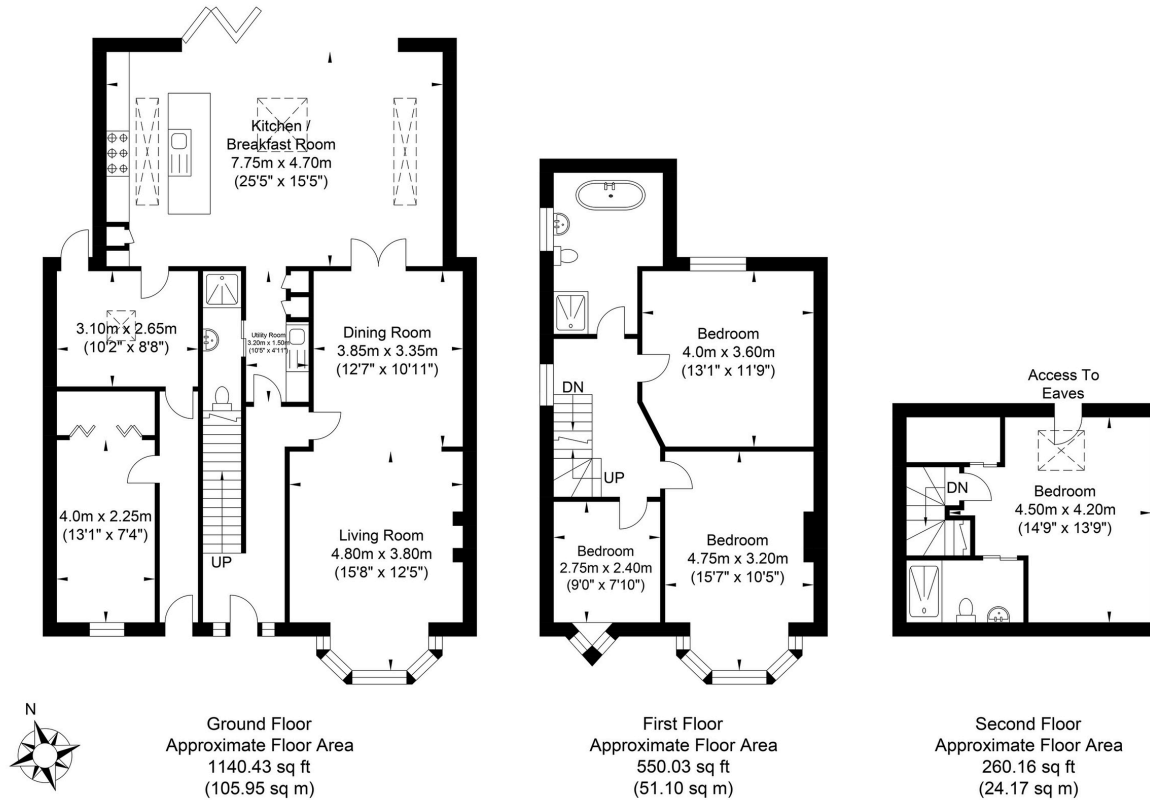
Tenure: Freehold

Council Tax: E

EPC: E with potential of C



Upper Shoreham Road, Shoreham-by-Sea



Approximate Gross Internal Area = 181.22 sq m / 1950.63 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		
69-80	C		78 C
55-68	D		
39-54	E	50 E	
21-38	F		
1-20	G		



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