



Windmill Road, Southwick, BN42 4RP
Guide Price £450,000

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The Property & Area

This two-bedroom semi-detached bungalow is located in a popular part of Southwick, close to local shops, amenities and the South Downs.

The accommodation includes a good-sized living room, kitchen, two bedrooms and a modern bathroom, with newly laid carpets adding a fresh feel to the property.

Outside, there is a sunny, low-maintenance rear garden, along with a garage and shared driveway.

There is also space to create a larger driveway in front of the bungalow, subject to the usual consents.

The location works particularly well for buyers wanting easy access to both Southwick and Shoreham-by-Sea. Southwick Square provides a good range of everyday shops, cafés and amenities, while Shoreham offers a wider choice of independent shops, restaurants and cafés, along with the River Adur, beach and mainline train station.

Holmbush Shopping Centre is also within easy reach, with the South Downs nearby for walking and access to the surrounding countryside.

Offered for sale with no onward chain, this is a practical, well-located bungalow that should appeal to buyers looking for a home they can move straight into.

Material Information:

Tenure: Freehold

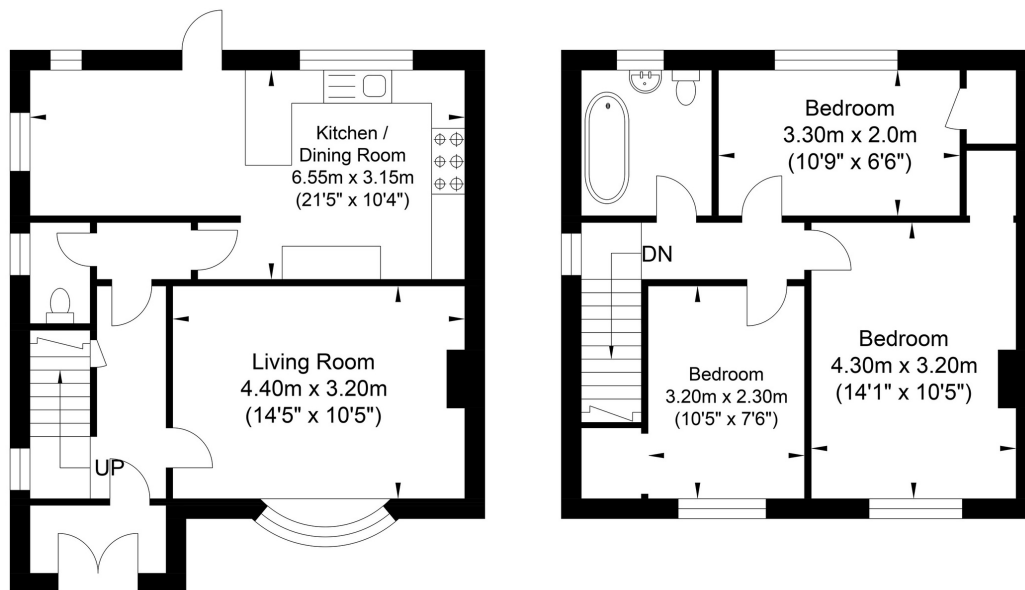
Council Tax: C

No Chain



Floorplan

Windmill Road, Southwick



Ground Floor
Approximate Floor Area
479.53 sq ft
(44.55 sq m)

First Floor
Approximate Floor Area
454.77 sq ft
(42.25 sq m)

Approximate Gross Internal Area = 86.80 sq m / 934.30 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Performance Certificate

Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		



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