

Juniper Walk, Shoreham by Sea,

Offers Over **£400,000**

Jacobs | Steel









Property Type: Semi Detached House

Bedrooms: 3

Bathrooms: 1

Receptions: 2

Tenure: Freehold

Council Tax Band: C

- Converted Garage/Home Gym
- Converted External Utility Space
- Off Road Parking For Approximately Two Vehicles
- Lounge/Diner
- North West Facing Rear Garden
- No Ongoing Chain
- Shoreham Academy Catchment Area
- Situated On Level Ground
- Close To Holmbush Centre

We are delighted to offer for sale this spacious three bedroom semi detached house situated withing this popular residential location.

Conveniently situated on a walk way off Rosemary Drive on the popular "Herb development". Local shops are located in Upper Shoreham Road whilst the Holmbush Shopping Centre is a short distance away. The centre of Shoreham with its comprehensive shopping facilities, health centre, library and mainline railway station is just over 1 mile distant.





Pvcu double glazed door through to:-

STORM PORCH Comprising pvcu double glazed windows, pvcu double glazed front door through to:-

ENTRANCE HALL Comprising radiator, tiled flooring.

OPEN PLAN LOUNGE/DINING ROOM South/East and North/West aspect. Comprising floor to ceiling pvcu double glazed window, pvcu double glazed slide door out to rear garden, tiled flooring, radiator, feature fireplace, understairs storage cupboard with shelving. Door to:-

SEPARATE KITCHEN North/West aspect. Comprising pvcu double glazed window, roll edge laminate work surface with cupboards below, matching eye level cupboards, inset one and a half bowl stainless steel single drainer sink unit with mixer tap, inset four ring electric hob with oven below, space for fridge/freezer, provision for washing machine, pvcu double glazed door to side access, wall mounted Potterton boiler, tiled flooring, part tiled splashbacks.

FIRST FLOOR LANDING Comprising obscure glass pvcu double glazed window, loft hatch access.

BEDROOM ONE North/West aspect. Comprising pvcu double glazed window, radiator.

BEDROOM TWO South/East aspect. Comprising pvcu double glazed window, radiator, airing cupboard housing factory lagged hot water tank and slatted shelving.

BEDROOM THREE South/East aspect. Comprising pvcu double glazed window, radiator, built in storage cupboard with hanging rail and shelving.

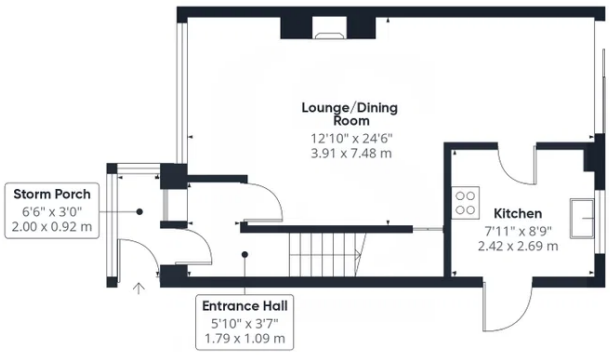
BATHROOM North/West aspect. Comprising obscure glass pvcu double glazed window, panel enclosed bath having a wall mounted electric Triton shower with shower attachment, low flush wc, hand wash basin with vanity unit below, wall mounted heated towel rail, tiled flooring, extractor fan.

FRONT GARDEN Large paved walkway onto large lawned area, wall mounted light, gate to side access.

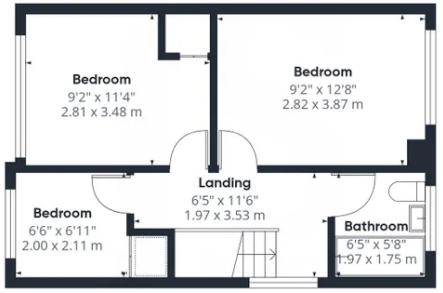
NORTH/WEST FACING REAR GARDEN Large paved area leading onto laid chip stone stepping up onto further paved and chip stone area with sleeper borders, outside tap, gate to rear access, fence and wall enclosed.

BRICK BUILT GARAGE/UTILITY SPACE Currently used as a home gym. With up and over door and benefitting from power and lighting.

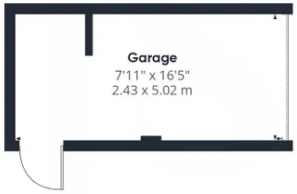
OFF ROAD PARKING AREA With space for approximately two vehicles (with scope to extend length of garden)



Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area(1)

899 ft²

83.5 m²

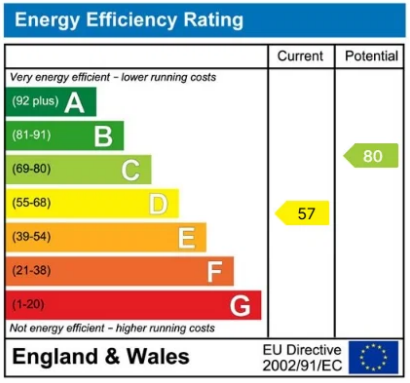
(1) Excluding balconies and terraces

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

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Whilst we endeavour to make out properties particulars accurate and reliable, we have not carried out a detailed survey. if there is any point which is of particular importance to your, please contact the office and we will be please to check the informaiton for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purpose only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishing, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.

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