

69 Gordon Road, Shoreham-by-Sea, West Sussex, BN43 6WF

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£700,000

A BEAUTIFULLY PRESENTED EDWARDIAN FAMILY HOME WITH THREE DOUBLE BEDROOMS, TWO RECEPTION ROOMS, OFF-ROAD PARKING AND A GOOD-SIZED REAR GARDEN, IDEALLY LOCATED CLOSE TO SHOREHAM MAINLINE RAILWAY STATION AND THE HIGH STREET.

69 Gordon Road is an attractive and characterful Edwardian family home offering spacious and versatile accommodation, perfectly suited to modern family living. The property retains a wealth of original-style features, including fireplaces, while offering excellent potential for further improvement and extension, subject to the necessary planning permissions.

The ground floor is particularly impressive, comprising a charming bay-fronted lounge with an open fireplace, a spacious dining room/sitting room or even a fourth bedroom offering excellent flexibility for family living or entertaining, and a generous kitchen/breakfast room. To the rear, there is a separate utility room and cloakroom/WC, adding further practicality to the accommodation.

The first floor provides three well-proportioned double bedrooms and a family bathroom. The property also offers the exciting potential to extend into the loft, subject to the necessary planning permissions and building regulations, providing an opportunity to create additional accommodation in the future.

Outside, the property benefits from a good-sized, mainly laid-to-lawn rear garden, offering an ideal space for relaxing, entertaining and family enjoyment. To the front, there is the added benefit of off-road parking.

Situated in a highly convenient location, the property is within easy reach of Shoreham mainline railway station, making it ideal for commuters, while the town centre and High Street offer an excellent selection of shops, cafés, restaurants and local amenities.

Combining generous accommodation, original character, a convenient location and exciting future potential, this is an excellent opportunity to acquire a wonderful Edwardian family home.

An internal viewing is highly recommended to fully appreciate the space, charm and potential this fantastic property has to offer.

- Semi detached Edwardian family home
- Three double bedrooms
- Two reception rooms
- Utility room with WC
- Ground floor bathroom
- Town central location
- Good sized rear garden
- Off road parking






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BACKDOOR


HIPPIES
USE
BACKDOOR











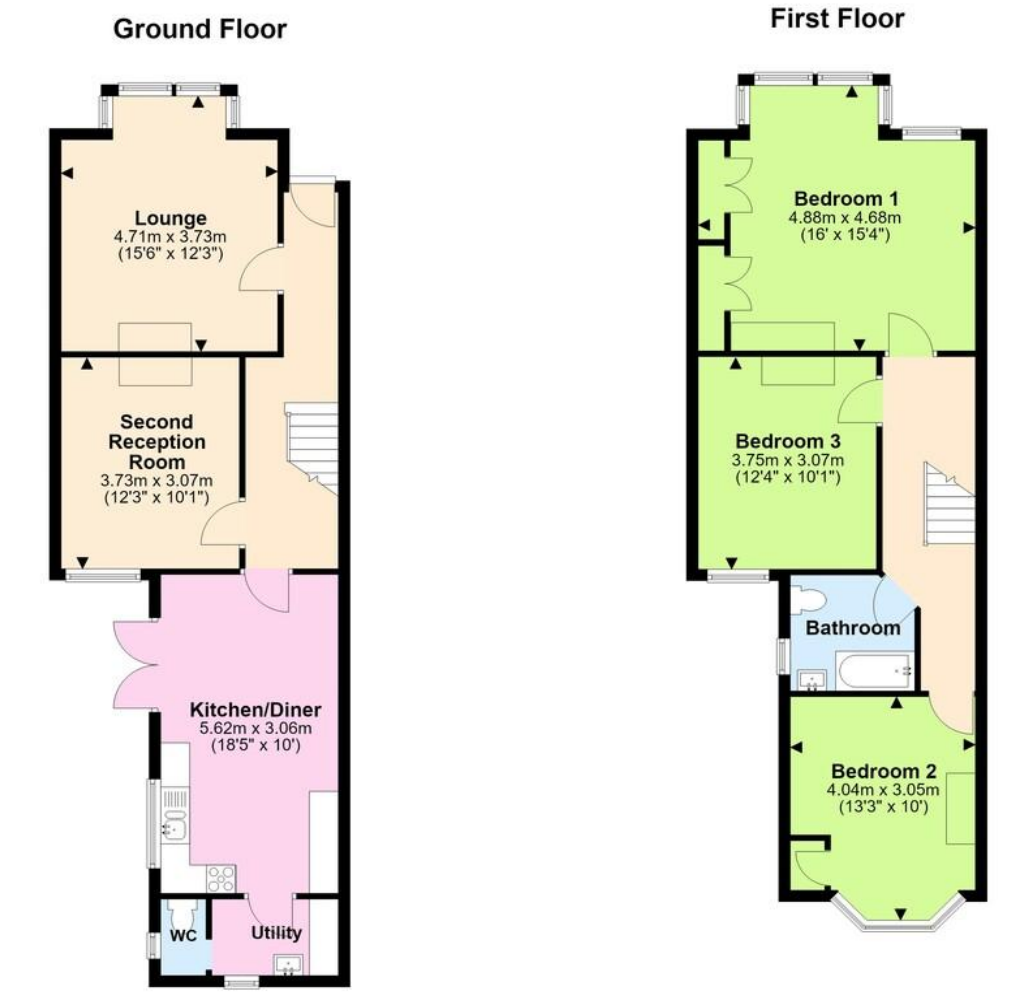

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Total area: approx. 115.1 sq. metres (1239.3 sq. feet)

TOTAL AREA DOES NOT INCLUDE OUTBUILDINGS OR EAVES STORAGE SPACE. 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.

Useful Information

Council Tax Band: D - £2,535.33 per annum (2026/2027)

Tenure: Freehold

Local Authority: Adur District Council

Hyman Hill Estate & Letting Agent

To book a viewing, or a valuation of your own property, get in touch with one of our experts.

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