



Holmbush Close, Shoreham-By-Sea, BN43 6TT
Offers Over £450,000

Holmbush Close, Shoreham By-Sea, BN43 6TT

The Property & Area

Nestled within a peaceful cul-de-sac in this popular area of North East Shoreham, this extended four-bedroom semi-detached house presents a superb opportunity for families or those seeking a versatile living arrangement. This property boasts a generous footprint and a prime location, close to the amenities of Holmbush Shopping Centre whilst enjoying the tranquility of its surroundings.

Upon arrival, a private drive provides convenient off-road parking and leads directly to the garage, offering secure storage or further parking options. The ground floor of this charming home features a good sized lounge, providing a comfortable space for relaxation and entertaining. The kitchen, a functional heart of the home, leads seamlessly into a separate utility room, enhancing practicality for daily living. An additional breakfast or dining room that overlooks the rear garden offers flexible space, perfect for casual meals or formal dining occasions.

Thoughtfully laid out, the property benefits from two well-proportioned bedrooms on the ground floor, complemented by a conveniently located ground floor bathroom. This arrangement is ideal for multi-generational living, guests, or as adaptable office space. Ascending to the first floor, you will find two further bedrooms, alongside an additional first floor bathroom, ensuring ample facilities for the entire household.

While the property has been well-maintained, it would undoubtedly benefit from some updating throughout, allowing the new owners to infuse their personal style and modernise to their exact tastes. This presents an exciting opportunity to add significant value and create a truly personal living environment.

One of the standout features of this home is its secluded rear garden. This private outdoor space backs directly onto the stunning South Downs, offering privacy and a sense of peace rarely found. It provides an idyllic setting for outdoor entertaining, gardening, or simply unwinding amidst nature. The quiet cul-de-sac location ensures minimal through traffic, contributing to the peaceful ambiance.

Shoreham-By-Sea is a vibrant coastal town known for its community spirit, excellent transport links, and proximity to both Brighton and Worthing. With local schools, parks, and the convenience of Holmbush Shopping Centre nearby, this location truly offers the best of both worlds. This extended semi-detached house is a fantastic prospect for those looking to create a wonderful family home in a sought-after area.

For more information or to book a viewing contact our Shoreham team on 01273 661 577.

Material Information

Tenure - Freehold

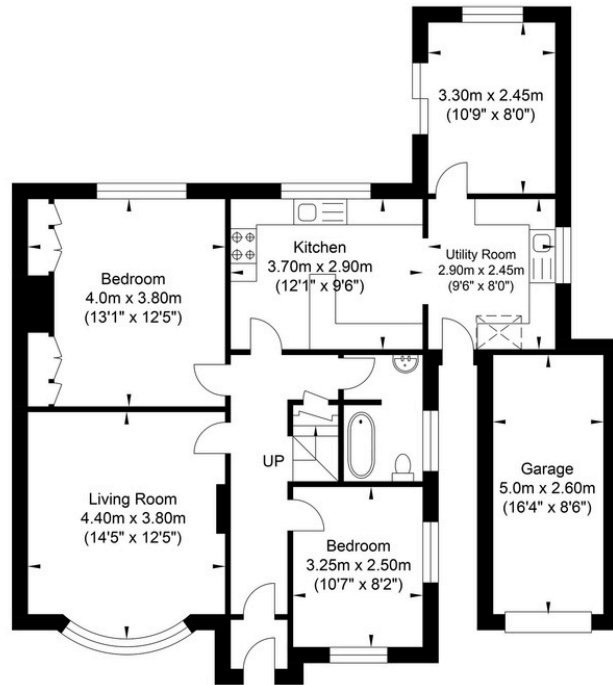
Council Tax Band - C

EPC Rating - 67D

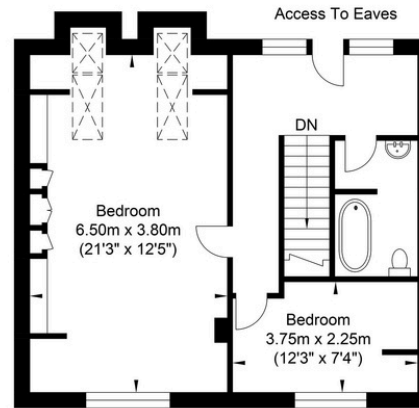


Floorplan

Holmbush Close, Shoreham-by-Sea



Ground Floor
Approximate Floor Area
978.33 sq ft
(90.89 sq m)

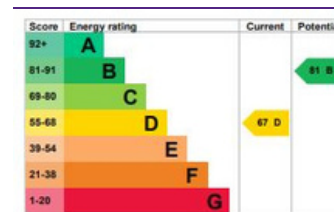


First Floor
Approximate Floor Area
537.65 sq ft
(49.95 sq m)



Approximate Gross Internal Area (Excluding Garage) = 130.08 sq m / 1400.16 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.

Energy Performance Certificate



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