

Hyman

Estate & Letting



Hill

Agent



3 Fowey Close, Shoreham-by-Sea, West Sussex, BN43 5HE

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£725,000

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## “ Charming three-bedroom detached bungalow a short distance to the Beach ”

Positioned in one of Shoreham Beach's most desirable locations, just moments from the shoreline, this attractive three-bedroom home offers well-balanced accommodation, excellent outdoor space, and superb versatility.

The property is centred around a spacious lounge/dining room, ideal for both everyday living and entertaining, with a conservatory to the rear providing an additional light-filled reception area overlooking the garden. The kitchen is well laid out and functional, while a modern shower room and separate cloakroom add practicality. There are three well-proportioned bedrooms provide comfortable accommodation for families, guests, or those working from home.

Externally, the property truly shines. A generous rear garden offers a great degree of privacy and includes a garden room/home office—perfect for remote working or creative use. To the front, there is ample off-road parking alongside a garage.

Offered to the market with no onward chain, this is a rare opportunity to secure a coastal home in a prime position, just a short stroll from the beach.

Shoreham-by-Sea is a charming, historic town, 7 miles west of Brighton and 6 miles east of Worthing. The town centre is vibrant offering lots of independent and corporate shops, cafes, pubs and restaurants. The Holmbush Shopping Centre can be found close by providing a large M&S, Next and Tesco.

There is excellent access to the east/west A27 & M23 and public transport services including Shoreham-by-Sea mainline railway station is only a short walk away offering direct trains to Brighton, London and to the west.

The property is in catchment of Primary & Secondary schools, including popular Shoreham Academy with its 'Outstanding' Ofsted rating.

Shoreham by Sea also benefits from a highly popular Beach, South Downs National Park and River Adur affording fantastic water sports and walking opportunities.

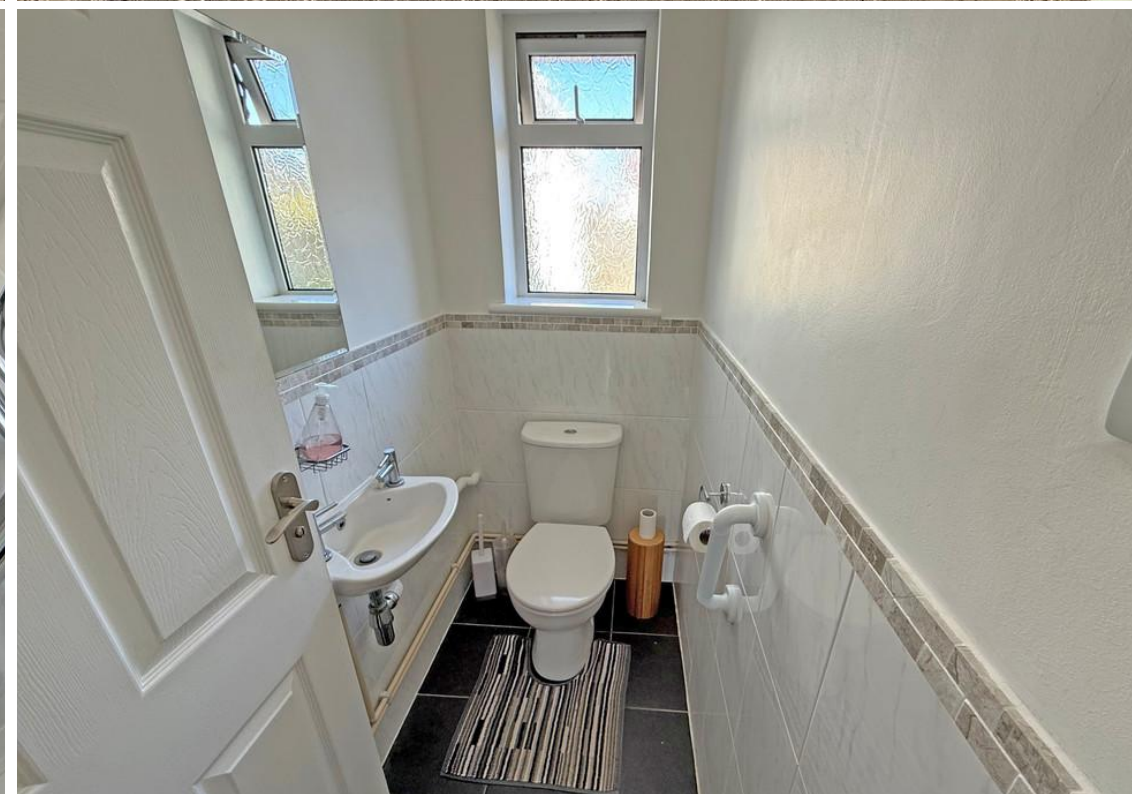
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- Detached bungalow
  - Three good sized bedrooms
    - Lounge diner
    - Conservatory
  - Close to the Beach
    - Garden room
    - Garage and parking
      - No chain



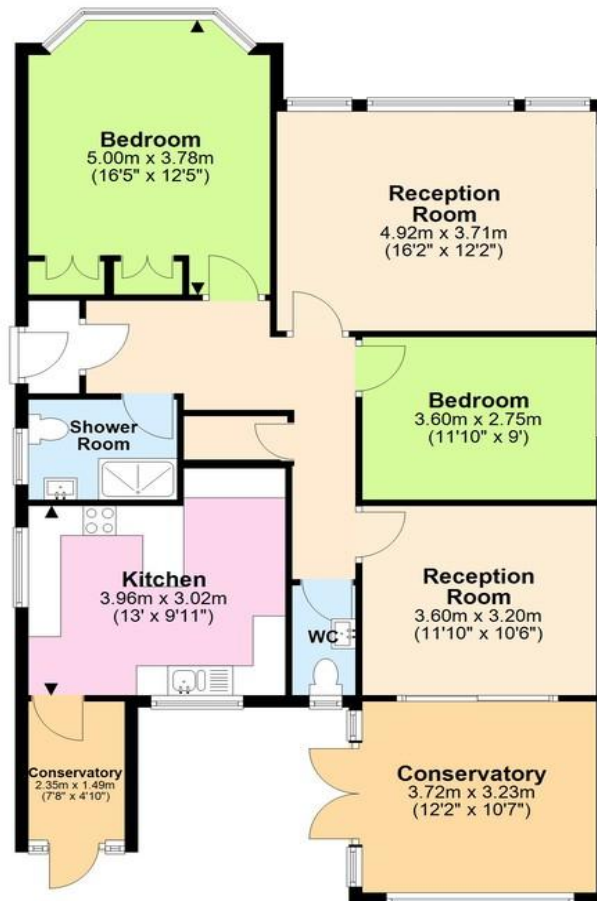








### Ground Floor



Total area: approx. 105.9 sq. metres (1140.0 sq. feet)

TOTAL AREA DOES NOT INCLUDE OUTBUILDINGS. 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.

Score	Energy rating	Current	Potent
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

### Useful Information

Council Tax: E

Tenure: Freehold

Local Authority: Adur

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

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