

Hyman
Estate & Letting



Hill
Agent



31 Ravensbourne Avenue, Shoreham-by-Sea, West Sussex, BN43 6AA

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£500,000

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Two double bedroom detached bungalow in a highly desirable North Shoreham location

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Situated in the highly sought-after North Shoreham area, this two double bedroom detached bungalow offers an excellent opportunity for buyers looking to create and extend their ideal home, subject to the necessary planning consents. Offered for sale with no onward chain, the property benefits from spacious and well-balanced accommodation throughout.

The home features a good-sized lounge, a generous kitchen, a wet room, and a separate cloakroom. Outside, there is a well-maintained west-facing rear garden, mainly laid to lawn, providing an ideal space for outdoor entertaining and enjoying afternoon and evening sunshine.

Further benefits include a private driveway leading to a garage, along with significant potential to enlarge and improve the property if desired.

Located in a popular residential position close to local amenities, schools, and transport links, this property represents an ideal opportunity for downsizers, families, or buyers seeking a project in a prime Shoreham location.

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.

Shoreham benefits from a range 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
 - Two double bedrooms
 - Good sized lounge
 - West Facing rear garden
 - Private drive to garage
 - Highly popular North Shoreham location
 - Viewing is a must
 - No chain







Ground Floor



Total area: approx. 71.4 sq. metres (768.7 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	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		

Useful Information

Council Tax Band: D - £2,535.33 per annum

Tenure: Freehold

Local Authority: Adur District Council



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

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