4 Phoenix Way, Southwick, West Sussex, BN42 4HQ

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‘Offers in Excess of’ £500,000 - Freehold

Having been extensively renovated by the current owner, this stunning semi-detached family home has been beautifully finished to an exceptional contemporary standard throughout.

Occupying a highly sought-after position on one of the area's most popular roads, the property enjoys a desirable level-ground location and falls within the catchment area for the 'Outstanding' Ofsted-rated Shoreham Academy. It is also conveniently situated close to local shops, the railway station and a wide range of everyday amenities.

Elegantly combining charming 1930s character features with stylish modern design, the heart of the home is the impressive full-width 18'5" kitchen/dining room. Beautifully appointed with Quartz work surfaces, integrated appliances and a matching central island, this superb space is ideal for both family living and entertaining. A bay incorporating double doors opens into a double-glazed conservatory, which in turn provides access to a ground floor WC and the delightful rear garden.

To the front of the property, a separate living room features a characterful deep bay window, creating a warm and inviting reception space.

The first floor offers three well-presented bedrooms together with a contemporary shower room, all finished to a high standard.

Externally, the secluded rear garden has been thoughtfully landscaped with areas of patio and lawn, complemented by mature shrub and flower borders. A detached garage provides useful storage and would be ideal for motorbikes, a workshop, or potential conversion into a home office, subject to any necessary consents. Offered for sale with no onward chain, this exceptional home is highly recommended for internal inspection.

Southwick Village Green and Southwick Square are within easy walking distance offering a comprehensive range of corporate and independent shopping facilities with amenities including Waitrose, cafés, doctors’ surgery, library, community centre, community theatre, churches and bus stops. The Holmbush Shopping Centre which is home to M&S, Tesco Extra and Next superstores is also close by for more extensive shopping.

Southwick railway station is also within easy reach providing access to Brighton, links to London and coastal services east and west.
For those who enjoy spending time outside the South Downs are located to the north affording beautiful long walks or bike rides. To the south there is access to Southwick Beach, via the Shoreham Port lock gates, where you can enjoy paddle boarding or a morning swim.

- 1930's semi detached family home
- Three bedrooms
- Very well presented throughout
- Highly popular cul-de-sac location
- Stunning 18'5 kitchen/diner
- Off road parking to front
- Shoreham Academy catchment
- No on-going chain

Total area: approx. 94.2 sq. metres (1013.7 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 liabilitity is taken for error or misstatement. Any party must rely upon their own inspection.
Plan produced using PlanUp.

Useful Information

Council Tax: £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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