



Buckingham Avenue, Shorehamby Sea, West Sussex, BN43 5GL
Offers Over £675,000

Buckingham Avenue, Shoreham by Sea, West Sussex, BN43 5GL

The Property & Area

Located on a quiet street just off Upper Shoreham Road, this four-bedroom semi-detached family house from the 1930s offers significant potential and is available with no onward chain, it's an ideal opportunity for a family looking to create a personalised home in a sought-after street in Shoreham.

The property features a large driveway and herringbone hard standing at the front, providing off-street parking for several cars. There is also a detached garage with power, suitable for parking, storage, or a workshop.

Inside, the house has a traditional layout that, while maintained, would benefit from updating. This offers buyers a chance to modernise and add their own style. The ground floor includes two reception rooms, providing flexible living spaces that can be used as a lounge, dining room, or home office. These rooms retain the classic proportions of the 1930s.

The accommodation is spread over three floors. The first floor has three good-sized bedrooms and a family bathroom, which could be updated. The second floor features a large fourth bedroom, offering a private space that could be a master bedroom, guest room, or a teenage retreat.

A key feature of this property is the potential to extend and improve, subject to planning permission. The generous plot, especially to the side and rear, allows for significant expansion and re-modelling. This could create additional living space, an open-plan kitchen/diner, or more bedrooms, transforming the house to suit modern family needs.

To the rear, there is a well-maintained garden, providing a private outdoor area for relaxation and entertaining. It can be enjoyed as it is or further landscaped.

The location in Shoreham-By-Sea is highly desirable. This quiet street offers a peaceful residential setting, yet is close to Shoreham's amenities. The town centre has independent shops, cafes, and restaurants, and the River Adur. Transport links, including Shoreham-By-Sea train station, offer easy access to Brighton, Worthing, and London, making it suitable for commuters. The South Downs National Park and the Sussex coastline & River Adur are also nearby, offering recreational activities.

In summary, this four-bedroom 1930s semi-detached house is an excellent opportunity. With its generous size, large driveway, garage, two reception rooms, and garden, combined with the potential for updating and extension, it's a strong prospect for families in Shoreham. The absence of an onward chain simplifies the buying process. Early viewing is recommended to appreciate the potential this property offers. Call our Shoreham office on 01273 661 577 for more information or to book a viewing.

Material Information

Tenure - Freehold

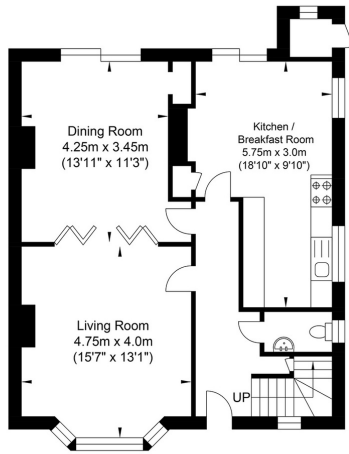
Council Tax Band - E

EPC Rating - 64 D

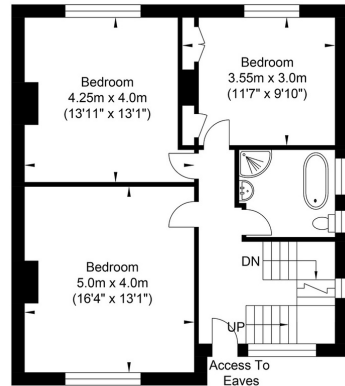


Floorplan

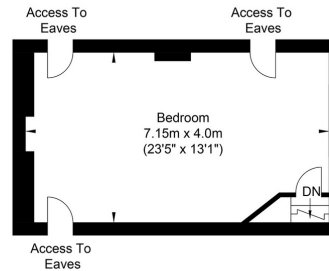
Buckingham Avenue, Shoreham-by-Sea



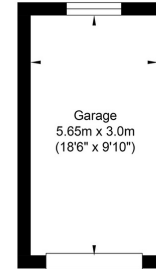
Ground Floor
Approximate Floor Area
679.41 sq ft
(63.12 sq m)



First Floor
Approximate Floor Area
633.45 sq ft
(58.85 sq m)



Second Floor
Approximate Floor Area
307.84 sq ft
(28.60 sq m)



Garage
Approximate Floor Area
182.44 sq ft
(16.95 sq m)



Approximate Gross Internal Area (Excluding Garage) = 150.57 sq m / 1620.72 sq ft
Illustration for identification purposes only, measurements are approximate, not to scale.



Oakley

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Energy Performance Certificate

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		



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