



Parkside | Shoreham by Sea | BN43 6HA

Offers Over £725,000





We are delighted to offer for sale this recently renovated and extended three/four bedroom semi detached house situated in this sought after residential location.



Key Features

- Oversized Double Garage With Power And Lighting
- Overlooking Buckingham Park
- Impressive Modern Kitchen/Dining Room With Vaulted Ceiling
- Good School Catchment Area
- Ground Floor Cloakroom
- Separate Utility Room
- Contemporary Shower Room
- Privately Managed Road
- Good Size Sun Trap Rear Garden
- Versatile Accommodation



3 Bedrooms



1 Bathroom



2 Reception Rooms

INTERNAL

EXPOSED PORCH Private front door through to:-

SPACIOUS ENTRANCE HALL Comprising contemporary radiator, lvt flooring, coving, sunken spotlights, understairs storage cupboard, wall mounted heating control panel.

GROUND FLOOR CLOAKROOM Comprising contemporary low flush wc, smoked glass pvcu double glazed window, contemporary hand wash basin with vanity unit below, part tiled splashback, sunken spotlights, extractor fan, lvt flooring.

WALK IN STORAGE CUPBOARD Having shelving.

GROUND FLOOR BEDROOM/SEPARATE DINING ROOM West facing looking towards Buckingham park. Comprising pvcu double glazed bow fronted bay window, radiator, feature fireplace having an inset dual fuel burner with granite hearth and solid oak mantelpiece, coving, recessed shelving.

OPEN PLAN KITCHEN/DINING ROOM Comprising contemporary slide door to entrance hall, vaulted ceiling, two large pvcu double glazed velux windows, feature stained glass circular window, sunken spotlights, granite work surfaces with cupboards below, matching eye level cupboards, inset one and a half bowl sink unit with contemporary mixer tap, part tiled splashbacks. Island with granite work surfaces with cupboards below, inset five ring induction hob with extractor fan over, breakfast bar with seating for 3/4. Matching integrated dishwasher, bin, Bosch oven and Grill. Space for American style fridge/freezer. Part tiled splashbacks, lvt flooring, coving, bifolding door with integrated cat flat and fitted blinds, two wall mounted contemporary ladder style radiators.

UTILITY ROOM Comprising work surfaces with cupboards below, space for undercounter appliance, space and plumbing for washing machine, lvt flooring, sunken spotlights, radiator.

FIRST FLOOR LANDING Comprising smoked glass pvcu double glazed window, loft hatch access benefitting from having power and lighting and being part boarded. Airing cupboard housing large Optimum immersion heater with slatted shelving.

BEDROOM ONE West aspect benefitting from impressive views directly over Buckingham Park. Comprising pvcu double glazed bow front bay window, radiator, coving, sunken spotlights.

BEDROOM TWO East aspect. Comprising pvcu double glazed window, radiator, coving, sunken spotlights.

BEDROOM THREE West aspect benefitting from impressive views directly overlooking Buckingham park. Comprising feature bow fronted pvcu double glazed bay window, radiator, coving.

CONTEMPORARY SHOWER ROOM North aspect. Comprising smoked glass pvcu double glazed window, contemporary low flush wc, contemporary hand wash basin, walk in shower having an integrated shower with shower attachment being fully tiled with recessed shelving. Contemporary wall mounted heated towel rail, mirrored vanity unit with slatted shelving, further recessed vanity cupboard, sunken spotlights.

EXTERNAL

FRONT GARDEN Paved walkway onto laid chipstone having various shrub, tree and plant borders being dwarf wall enclosed.

OVERSIZED DOUBLE GARAGE Situated opposite the property having large tarmac area affording off road parking for approximately six vehicles, up and over door, power and lighting, timber framed shelving.

FEATURE SUN TRAP REAR GARDEN Paved patio area with feature covered pergola having space and power for hot tub, leading onto large lawned area, large timber built shed to rear, raised sun deck area with space for sun loungers and seating, space for barbeque, childrens play area to rear with swing and wood chip area having space for trampoline, various sleeper beds with mature shrubs, plants and bushes.

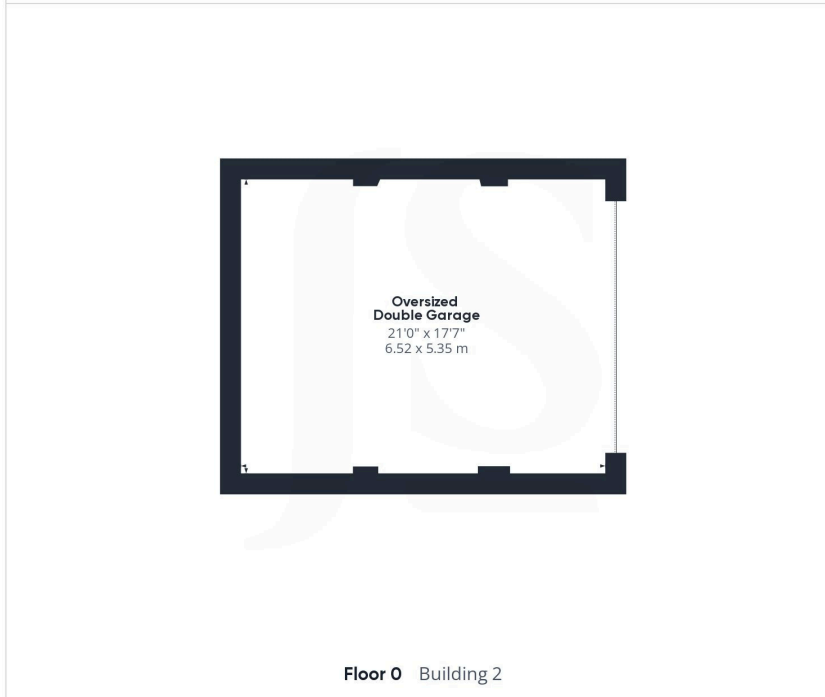
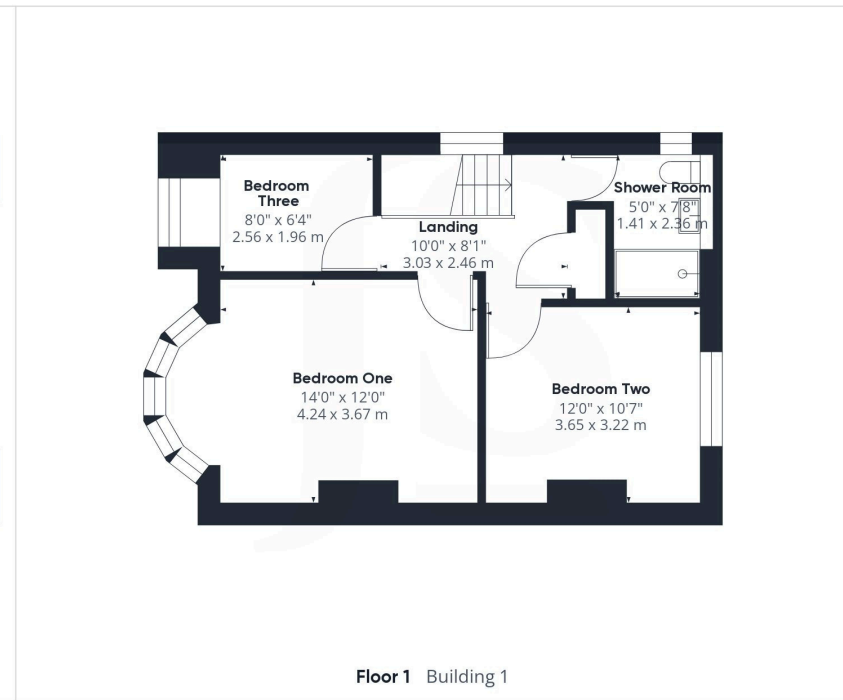
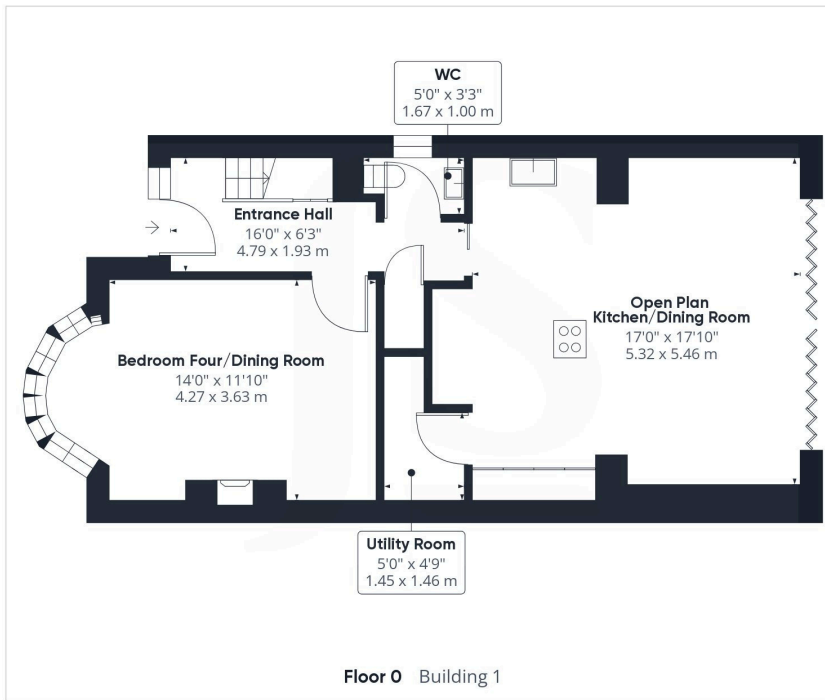
SERVICE CHARGE - £40 Per annum for up keep of private road

LOCATION

Conveniently situated in a Popular and Sought After Location on a Private Road next to Buckingham Park. Shoreham Town Centre can be found within 1 mile to the South with its comprehensive shopping facilities, health centre, library, along various shops, bars, cafes and restaurants along with a mainline railway station. From the High Street there is also a footbridge over the River Adur giving access to the Beach.



To book a viewing contact us on: 01273 441341 | shoreham@jacobs-steel.co.uk | jacobs-steel.co.uk

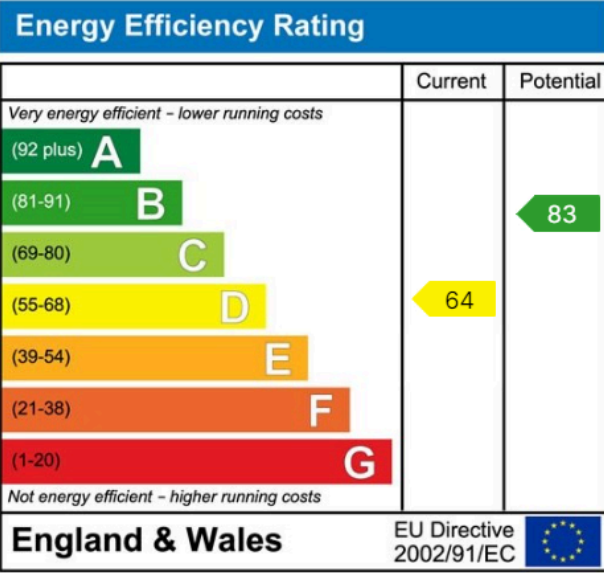


Approximate total area⁽¹⁾
 1517.28 ft²
 140.96 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Property Details:

Floor area (as quoted by EPC: 1163sqft)
 Tenure: Freehold
 Council tax band: D

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.