



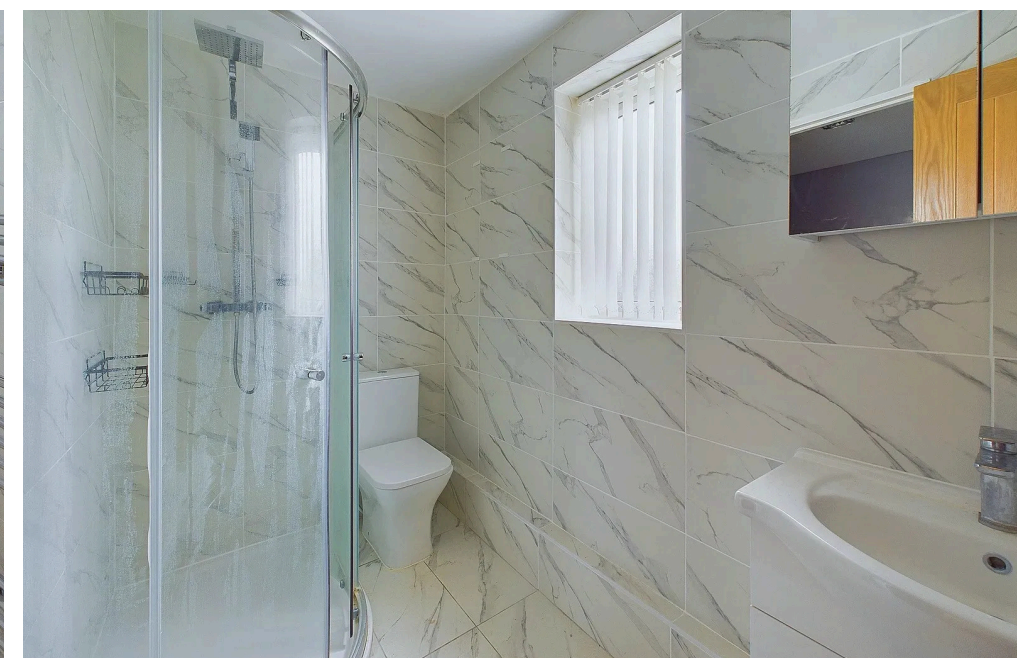
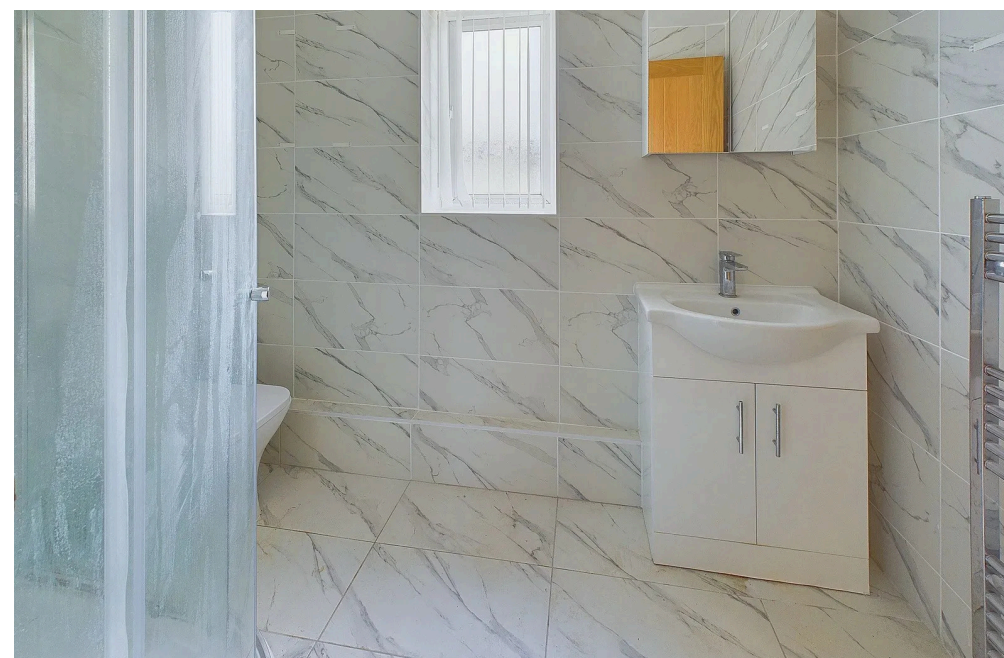
Parklands | Shoreham by Sea | BN43 6NN

£225,000





We are delighted to offer for sale this spacious double bedroom end of terrace house situated in popular Shoreham by Sea development



Key Features

- Double Bedroom
- End Of Terrace
- Open Plan Lounge/Dining Room
- Modern Shower Room
- Spacious Kitchen
- Private Rear Garden
- Views Over Parklands Park
- No Ongoing Chain
- Gas Central Heating & Pvcu Double Glazing Throughout
- Allocated Parking Space



1 Bedroom



1 Bathroom



1 Reception Room

INTERNAL

Obscured glass pvcu double glazed front door through to:

SPACIOUS LOUNGE/DINING ROOM East aspect. Comprising pvcu double glazed window, vinyl flooring, wall mounted heating control panel, opening onto:-

KITCHEN Comprising pvcu double glazed window, single light fittings, wall mounted Worcester combination boiler, roll edge laminate work surfaces with cupboards below, inset stainless steel single drainer sink unit with mixer tap, space and provision for dishwasher, fridge/freezer, matching eye level cupboard.

FIRST FLOOR LANDING Comprising single light fitting, loft hatch access, radiator, vinyl flooring, storage cupboard with slatted shelving.

DOUBLE BEDROOM North aspect. Comprising pvcu double glazed window benefitting from pleasant views over Parklands Park, radiator, vinyl flooring, single light fitting, overstairs storage cupboard with shelving and hanging rail.

MODERN SHOWER ROOM East aspect. Comprising obscure glass pvcu double glazed window, tiled walls, tiled flooring, ladder style heated towel rail, low flush wc, rounded shower cubicle with integrated shower attachment over, recessed lighting, hand wash basin with mixer tap and vanity unit below.

EXTERNAL

FRONT GARDEN Being mainly laid to lawn with flower and shrub borders.

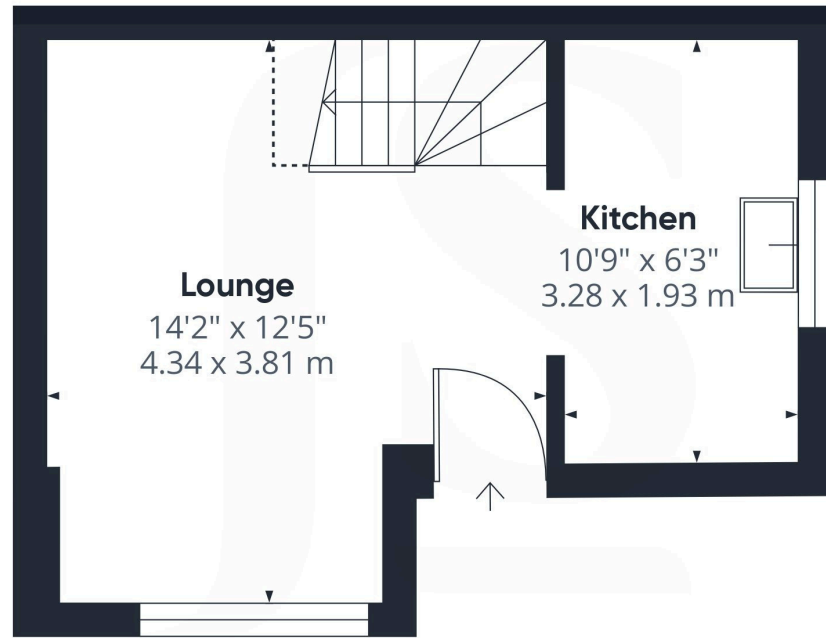
REAR GARDEN Accessed via gate to side of property, good size being mainly laid to lawn with raised decking area, timber built shed, fence enclosed

ALLOCATED PARKING SPACE

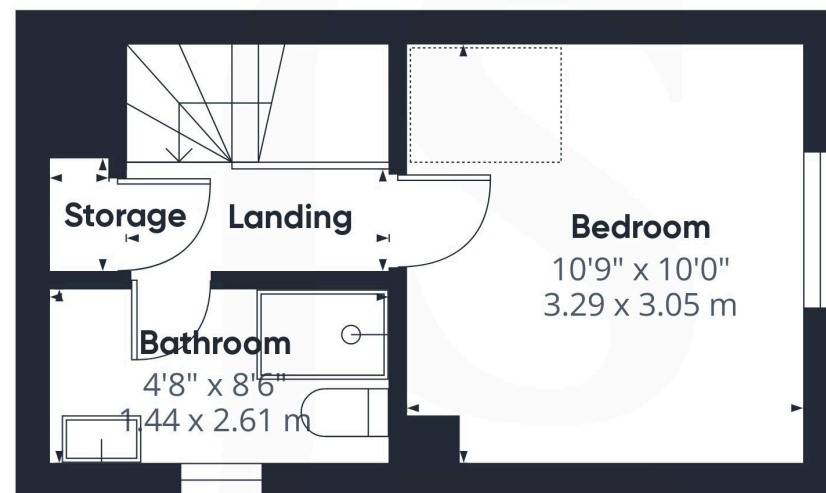
LOCATION

Conveniently situated off Wilmot Road, being 1 mile from Central Shoreham with it's comprehensive shopping facilities, health centre, library and mainline railway station. The Holmbush Centre, Southlands Hospital and the start of Downland Walks are all within 1/2 mile whilst Kingston Beach is approximately 3/4 mile away. There is a nice local park nearby and good schools.





Floor 0



Floor 1



Property Details:

Floor area (as quoted by EPC): sqft

Tenure: Freehold

Council tax band: B

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.