



4 Downside Close, Shoreham-By-Sea, Sussex, BN43 6AF
Offers Over £525,000 Freehold



4 Downside Close, Shoreham-By-Sea, Sussex, BN43 6AF

£550,000 Freehold

- Modernised chalet-style bungalow in a quiet, sought-after cul-de-sac
- Spacious dual-aspect living room with parquet flooring and oak mantle feature
- Large, modern kitchen/diner with integrated appliances and storage under stairs
- Private driveway with gated access and a detached single garage for parking or storage
- First-floor double bedroom with eaves storage and a refitted ensuite bathroom (2023)
- Walking distance to Buckingham Park and less than a mile from town centre and mainline station
- Flexible ground-floor room—ideal for home office, guest space, or extra bedroom
- Well-kept lawned frontage and mature borders
- Sunny patio and raised rear garden with sea and rooftop views for outdoor enjoyment
- Two Bedrooms (Originally Three) with potential to extend (STPP).

At a Glance:

*Driveway with gated access to a detached garage and ample off-road parking

Inside:

Step into a welcoming hallway with parquet flooring and practical storage. Double oak doors lead to a bright, dual-aspect living room featuring parquet flooring, double-glazed windows, a chimney breast with oak mantle, and modern radiators.

The flexible ground-floor room can be used as a bedroom, home office, or extra living space.

At the rear, the spacious kitchen/diner offers integrated appliances, space for a range-style cooker and American-style fridge-freezer, plus useful storage beneath the stairs—a practical and inviting space for everyday living.

Upstairs:

The first floor includes a large double bedroom with eaves storage and a refitted ensuite bathroom (2023). The main bedroom also provides potential for future extension or reconfiguration (subject to planning permission), with space for additional bedrooms or bathrooms if desired.

Outside:

A private patio and raised rear garden with mature planting provide a quiet spot to enjoy views over neighbouring rooftops and towards the sea.

The detached single garage, set back beyond double gates, has power, lighting, and a double-glazed window—ideal for parking, workshop, or storage needs.

Key Information:

Council Tax Band: E (£2,851.98 for 2024/2025 – Adur District Council)

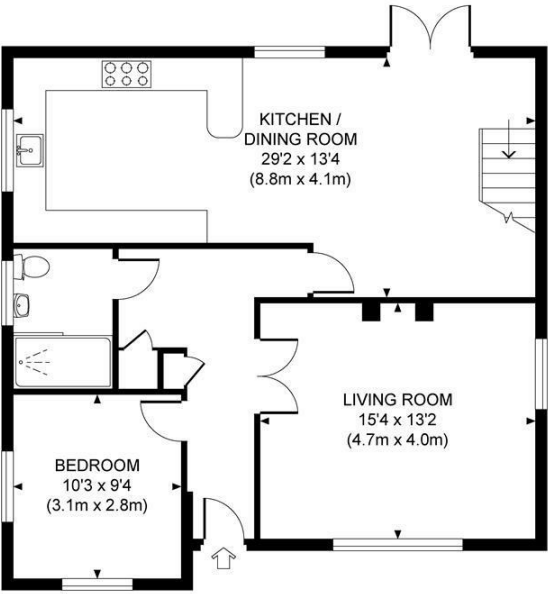
Tenure: Freehold

Please note: The vendor is an employee of Duffy & Co.

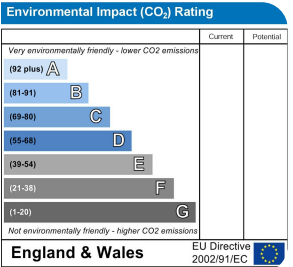
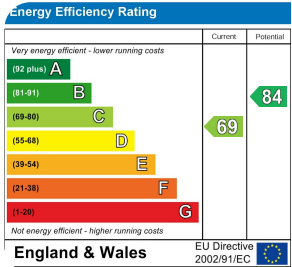
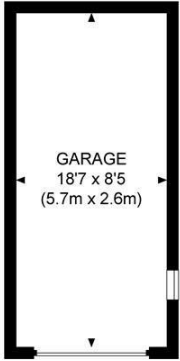
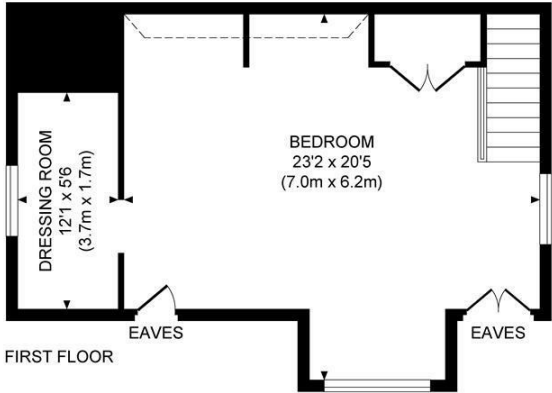
This property offers comfortable, well-presented accommodation in a convenient Southwick location close to local amenities and the coast. Contact us to arrange a viewing.



Floor Plans



Approximate Gross Internal Area
1274 sq ft / 118.3 sq m
Approximate Gross Internal Area Outbuildings
155 sq ft / 14.4 sq m



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

49 The Broadway, Haywards Heath, West Sussex, RH16 3AS
01444 455221 | info@duffyco.com | www.duffyco.com