

Hyman
Estate & Letting



Hill
Agent



25 The Twitten, Southwick, West Sussex, BN42 4DB

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£425,000 Freehold

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A semi detached family home within a stone's throw of amenities and train station ”

Hyman Hill are delighted to offer for sale this well presented three bedroom semi detached family home situated in a sought after level ground position within easy walking distance of all amenities.

This well-proportioned property is offered for sale with no on-going chain and has benefits to include; bay fronted lounge with open fire, 17'8 full width modern fitted kitchen diner with feature log burner, three first floor bedrooms, modern fitted bathroom, double glazing and gas central heating throughout. Externally, there is a well established rear garden measuring approximately 55' with a large shed/workshop and there is off road parking to the front for two cars.

Southwick Village Green and Southwick Square are within easy walking distance offering a comprehensive range of corporate and independent shopping facilities with amenities including doctor's surgery, library, community centre, community theatre, churches and bus stops.

The Holmbush Shopping Centre which is home to M&S, Tesco's 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.

There are several primary schools nearby as well as Shoreham College and the property is within the catchment of Shoreham Academy which has been categorised as 'outstanding' by Ofsted.

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.

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- Semi detached family home
 - Three bedrooms
 - 17'8 fitted kitchen/diner with log burner
 - Bay fronted lounge with open fire
 - Modern fitted bathroom
 - Easy reach of amenities & station
 - Off road parking to front
 - No on-going chain







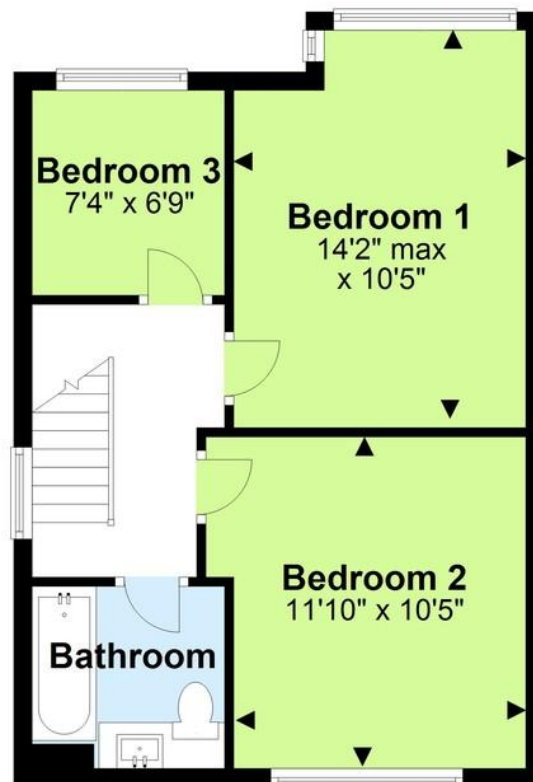




Ground Floor



First Floor



Total area: approx. 898.0 sq. feet

For illustrative purposes only. Not to scale.
Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		79 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

Useful Information

Council Tax: Band C
£2,053.69 per annum
(2024/2025)

Tenure: Freehold

Adur District Council



To book a viewing, or a valuation of your own property, get in touch with one of our experts.

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