

Hyman  
Estate & Letting



Hill  
Agent



10 Southview Court, Southview Close, Southwick, West Sussex, BN42 4TX



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## ‘Offers in Excess of’ £180,000 – Share of Freehold

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Hyman Hill are delighted to offer for sale this spacious one double bedroom apartment, located within a well-maintained purpose-built development in a quiet cul-de-sac position. Ideally situated on level ground, the property is just a short walk from Southwick Square, which offers a wide range of shops, amenities and excellent transport links, including Southwick Station.

The apartment features well-proportioned accommodation throughout, including a generous 16'2 south-facing lounge/diner, a bright and airy double bedroom with a southerly aspect and full-height built-in wardrobes, a fitted kitchen and a modern bathroom. The property also benefits from double glazing and contemporary electric radiators, which can be conveniently controlled remotely via a smartphone app.

Outside, the development offers an allocated parking space and a well-maintained communal lawned garden to the rear. This apartment is sold with a share of the freehold and no onward chain, making it an ideal choice for first-time buyers or those looking to downsize.

Early internal viewing is strongly recommended to fully appreciate what this lovely home has to offer.

Southwick Village Green and Southwick Square are within easy walking distance, offering a comprehensive range of both corporate and independent shopping facilities. Amenities include a Waitrose supermarket, cafés, doctors' surgery, library, community centre, community theatre, churches, and convenient bus stops. For more extensive shopping, the nearby Holmbush Shopping Centre is home to M&S, Tesco Extra, and Next superstores.

Southwick railway station is also easily accessible, providing regular services to Brighton, London, and along the south coast. Bus routes 2 and 29 are available on the Old Shoreham Road, while the popular 700 Coastliner service runs along the coast road, offering further convenient travel options.

For those who enjoy the outdoors, the South Downs lie to the north, offering beautiful walks and cycle routes, while to the south, Southwick Beach provides the perfect spot for paddle boarding, swimming, or simply enjoying the sea air.

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- One double bedroom first floor flat
  - Spacious, well proportioned accommodation
  - Close to Southwick Green & transport links
    - 16'2 lounge/diner

- Double bedroom with fitted wardrobes
- Allocated parking space
- Share of Freehold
- No on-going chain







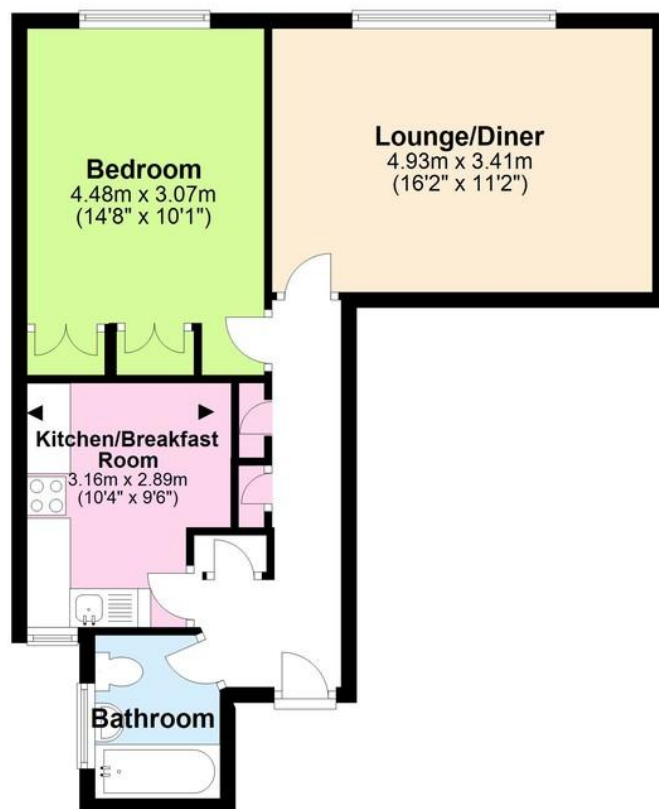








## First Floor



Total area: approx. 50.0 sq. metres (538.4 sq. feet)

TOTAL AREA DOES NOT INCLUDE OUTBUILDINGS. This floor plan is for illustrative purposes and is not drawn to scale. Any measurements, floor areas, openings and orientations are approximate and should not be relied upon and do not form part of any agreement. No liability is taken for error or misstatement. Any party must rely upon their own inspection. Plan produced using PlanUp.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	70 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

## Useful Information

**Council Tax Band:** A – £1,613.50 per annum (2025/2026)

**Tenure:** Share of Freehold (189 years remaining)

**Service Charge:** £1,511.30 per annum (including reserve fund)

**Local Authority:** Adur District Council

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

Southwick – 01273 597730  
info@hymanhill.co.uk

Shoreham – 01273 454511  
shoreham@hymanhill.co.uk

Lettings – 01273 597730  
lettings@hymanhill.co.uk

[www.hymanhill.co.uk](http://www.hymanhill.co.uk)