



23 Wilmot Road | | Shoreham-By-Sea | BN43 6BN





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£275,000

SOLD SUBJECT TO CONTRACT..

*** ANOTHER PROPERTY SSTC BY WARWICK BAKER ESTATE AGENTS - MORE PROPERTY NEEDED. CALL US TODAY TO BOOK IN YOUR FREE VALUATION - 01273 461144 ***

ENTRANCE HALL

Double glazed door to front, stairs rising to the First Floor Landing, doors giving access to the Kitchen, Living Room and Cloakroom.

KITCHEN / BREAKFAST ROOM

16' x 10'03 (4.88m x 3.12m)

Extensive range of wall and base units, space for appliances, larder cupboard, double glazed rear aspect window, double glazed door leading out onto the rear garden.

LIVING / DINING ROOM

19'07 x 13'08 (5.97m x 4.17m)

Double glazed front aspect window.

CLOAKROOM

Matching with suite, W.C and wash hand basin.

FIRST FLOOR LANDING

Doors giving access to all Bedrooms, Bathroom and Loft.

BEDROOM 1

14'08 x 10'07 (4.47m x 3.23m)

Double glazed side and rear aspect windows.

BEDROOM 2

11'03 x 10'10 (3.43m x 3.30m)

Double glazed front aspect window.

BEDROOM 3

14'02 x 8'02 (4.32m x 2.49m)

Double glazed side and front aspect windows.

BATHROOM

Matching suite, double glazed obscure glass rear aspect window.

OUTSIDE

FRONT GARDEN

Laid to lawn, paved area for off road parking.

REAR GARDEN

Enclosed by panel fencing, laid to lawn.



