



3



2



1



D



Description

A newly refurbished three-bedroom end terrace house. The property features a brand-new integrated kitchen, a modern bathroom, and has been beautifully decorated throughout. With the added benefit of gas central heating and a high standard of finish, this home is ready to move into.

The house is located in Shadwells Close, within the BN15 9EP area of Lancing. This is a well-established and peaceful residential neighbourhood, offering a mix of family homes and rental properties. The property is just a short walk from Lancing train station and local bus routes, making commuting and travel very convenient. Shops, cafés, and everyday amenities are close by, with a Co-op and other local stores within easy reach. The area is known for its good community feel, and access to green spaces. Residents also benefit from reliable broadband services and a range of leisure and recreational facilities nearby.

With its excellent location and high-quality refurbishment, this property is perfectly suited to tenants seeking both comfort and convenience. Available to let from the end of October 2025.



Key Features

- Newly refurbished three-bedroom end terrace house
- Modern bathroom
- EPC energy rating D (68)
- Available end of October 2025
- Brand-new integrated kitchen
- Beautifully decorated throughout
- Excellent location close to Lancing train station



robertluff.co.uk

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk

Robert
Luff & Co



Entrance Porch

wash hand basin, fully tiled walls, radiator.

Entrance Hall

Radiator, stairs to first floor.

Lounge

4.14 x 3.28 (13'7" x 10'9")

Double glazed window, coving, fireplace surround, alcove cupboards, television point, telephone point, radiator.

Kitchen/Breakfast Room

4.14 x 3.28 (13'7" x 10'9")

Range of fitted wall & base level units, fitted roll edged work surfaces incorporating stainless steel single drainer sink unit with mixer tap, electric oven, gas hob, extractor hood, under-stairs storage cupboard, central heating boiler, radiator, double glazed windows and door to garden

First Floor Landing

Loft access

Bedroom One

4.27 x 2.54 (14'0" x 8'4")

Double glazed window, built in wardrobes, radiator.

Bedroom Two

3.53 x 2.03 (11'7" x 6'8")

Double glazed window, airing cupboard housing immersion heater, radiator.

Shower Room

Double glazed window, shower cubicle, low flush WC, pedestal

Garden

Patio, lawn, fence enclosed, side access.

Garage

Up & over door.



robertluff.co.uk

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk

Robert
Luff & Co

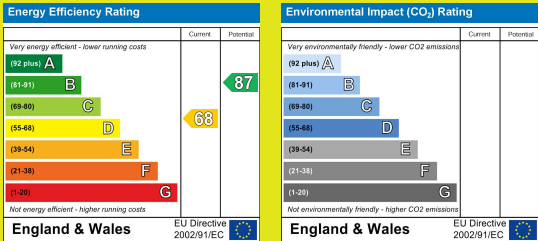
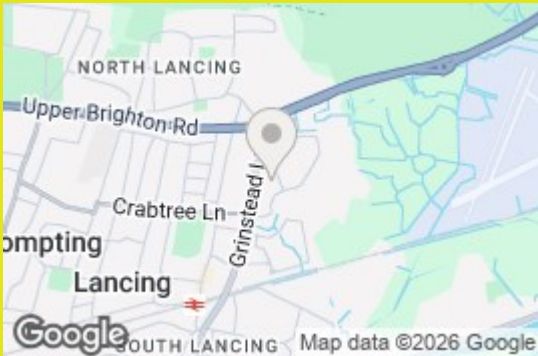


robertluff.co.uk

30 Guildbourne Centre, Worthing, West Sussex, BN11 1LZ | 01903 331247 | info@robertluff.co.uk

Robert
Luff & Co

Floor Plan Shadwells Close



The information provided about this property does not constitute or form any part of an offer or contract, nor may it be regarded as representations. All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed. References to appliances and/or services does not imply that they are necessarily in working order or fit for the purpose.