

Hyman  
Estate & Letting



Hill  
Agent



18 Mill Hill Drive, Shoreham-by-Sea, West Sussex, BN43 5TL

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Offers in Excess of £775,000

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**A SUBSTANTIAL FOUR DOUBLE BEDROOM DETACHED CHALET WITH SOUTH-FACING GARDEN, GARAGE, AMPLE PARKING AND FAR-REACHING VIEWS**

Situated in one of North Shoreham's most popular residential locations, 18 Mill Hill Drive is an impressive FOUR DOUBLE BEDROOM detached chalet offering spacious and versatile family accommodation arranged over two floors.

Upon entering, you are welcomed by a bright entrance hall with doors leading to a generously proportioned dual-aspect lounge, enjoying plenty of natural light and featuring a contemporary wall-mounted electric fire, creating a comfortable and inviting living space.

A particular highlight of the home is the stunning kitchen/breakfast room, which provides an excellent heart to the property and benefits from a double-glazed sliding door opening directly onto the SOUTH-FACING REAR GARDEN. This is an ideal space for family dining and entertaining, with the garden providing a wonderful extension of the living accommodation during the warmer months.

The ground floor further benefits from TWO GENEROUS DOUBLE BEDROOMS, a family bathroom and a useful utility room, making the property particularly suitable for families seeking flexible living arrangements or those requiring ground-floor bedroom accommodation.

Upstairs are TWO FURTHER DOUBLE BEDROOMS. The first benefits from a private EN-SUITE SHOWER ROOM, while the second bedroom enjoys a Juliet balcony with STUNNING FAR-REACHING VIEWS

ACROSS SHOREHAM. A further family bathroom completes the first-floor accommodation.

Outside, the SOUTH-FACING REAR GARDEN is predominantly laid to lawn and offers a good degree of privacy, or outdoor entertaining. The garden is further enhanced by a LARGE SUMMER HOUSE and separate shed, offering excellent additional storage and potential for a home office, hobby room or summer retreat.

To the front of the property is a LARGE DRIVEWAY providing AMPLE OFF-ROAD PARKING, together with a GARAGE.

**Overall, this is a spacious and versatile detached chalet offering four genuine double bedrooms, excellent family accommodation, a south-facing garden, garage and generous parking, all within this highly sought-after North Shoreham location and benefiting from and including all the windows are aluminium with the kitchen door being a stack and slide. The kitchen provides a Quooker tap, induction hob with downdraft extraction and double integrated fridge freezer.**

Properties offering this combination of accommodation, outdoor space and views are rarely available, and an internal viewing is strongly recommended to fully appreciate everything this impressive family home has to offer.

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- Detached family home
  - Four double bedrooms
  - Three bathrooms (including one ensuite)
  - Stunning kitchen breakfast room
  - Garden room
  - Large plot
  - Garage and off-road parking
  - Viewing is a must













Total area: approx. 195.9 sq. metres (2108.8 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             |         |           |
| 69-80 | C             | 77 C    | 80 C      |
| 55-68 | D             |         |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |

## Useful Information

**Council Tax Band:** F - £3,662.14 per annum (2026/2027)

**Tenure:** Freehold

**Local Authority:** 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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