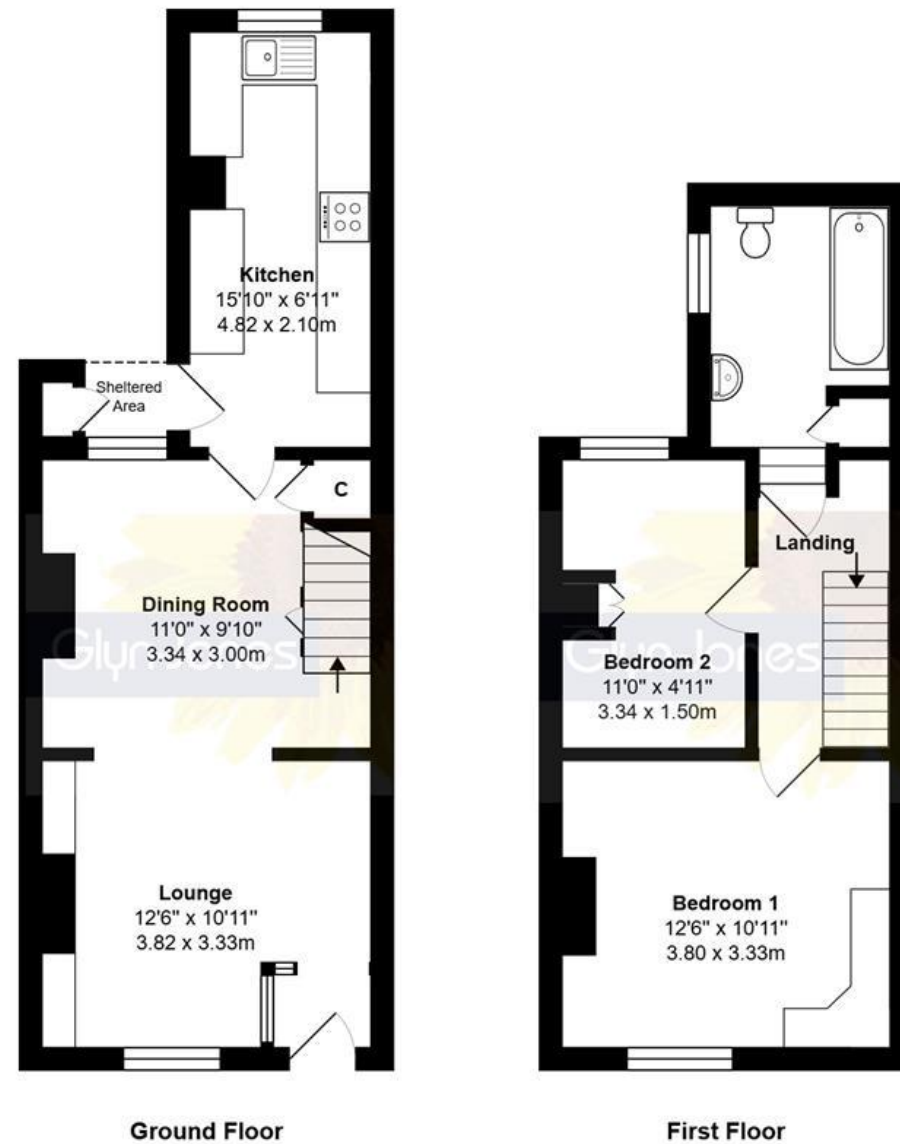


**4 Gloucester Road, Littlehampton
West Sussex BN17 7AB
£220,000 - Freehold**

Glyn-Jones



Total Area: 742 ft² ... 68.9 m² (Excluding Sheltered Area)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. Created by Jtm 2024



Glyn-Jones and Company are delighted to offer for sale this charming Victorian Cottage, dating back to circa 1865, located in the heart of Littlehampton.

Boasting two bedrooms, a spacious lounge/diner, kitchen, and bathroom, this characterful property offers a wonderful opportunity for those seeking a home with history.

Although some updating is required, this property benefits from night storage heating, majority double glazing, and an enclosed rear garden with a garage to the rear.

With no forward chain, this property is available for the first time in over 50 years - a truly rare find.

WITH OVER...

500 COMPANY REVIEWS NOW RECEIVED

At an Average rating of **4.9/5** ★★★★★

NOTE - For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings.

Glyn-Jones

Littlehampton Office
01903 739000
littlehampton@glyn-jones.com

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£220,000 - Freehold



Situated just a few hundred metres from Gloucester Road, residents can enjoy the convenience of local shops, cafes, and the town centre. Littlehampton's mainline train station and bus links are within 100 meters, perfect for commuters.

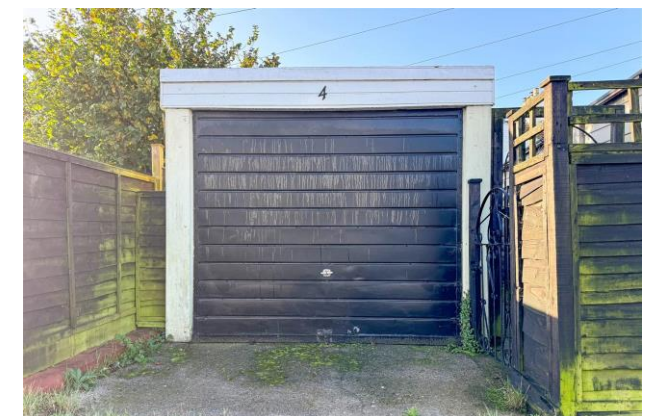
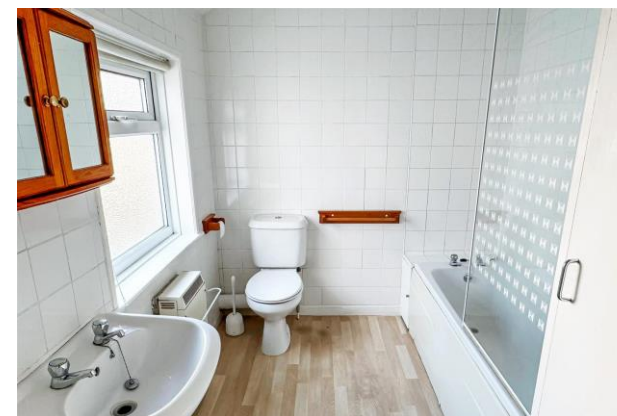
For those who enjoy the outdoors, the River Arun and footbridge leading towards West Beach are within walking distance, offering tranquillity and stunning views.



Property Information

Council Tax Band - B
Energy Efficiency Rating - TBC
Tenure – Freehold

We recommend you have this verified by your legal representative at your earliest convenience.



WITH OVER... **500** COMPANY REVIEWS

At an Average rating of **4.9/5** ★★★★★



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