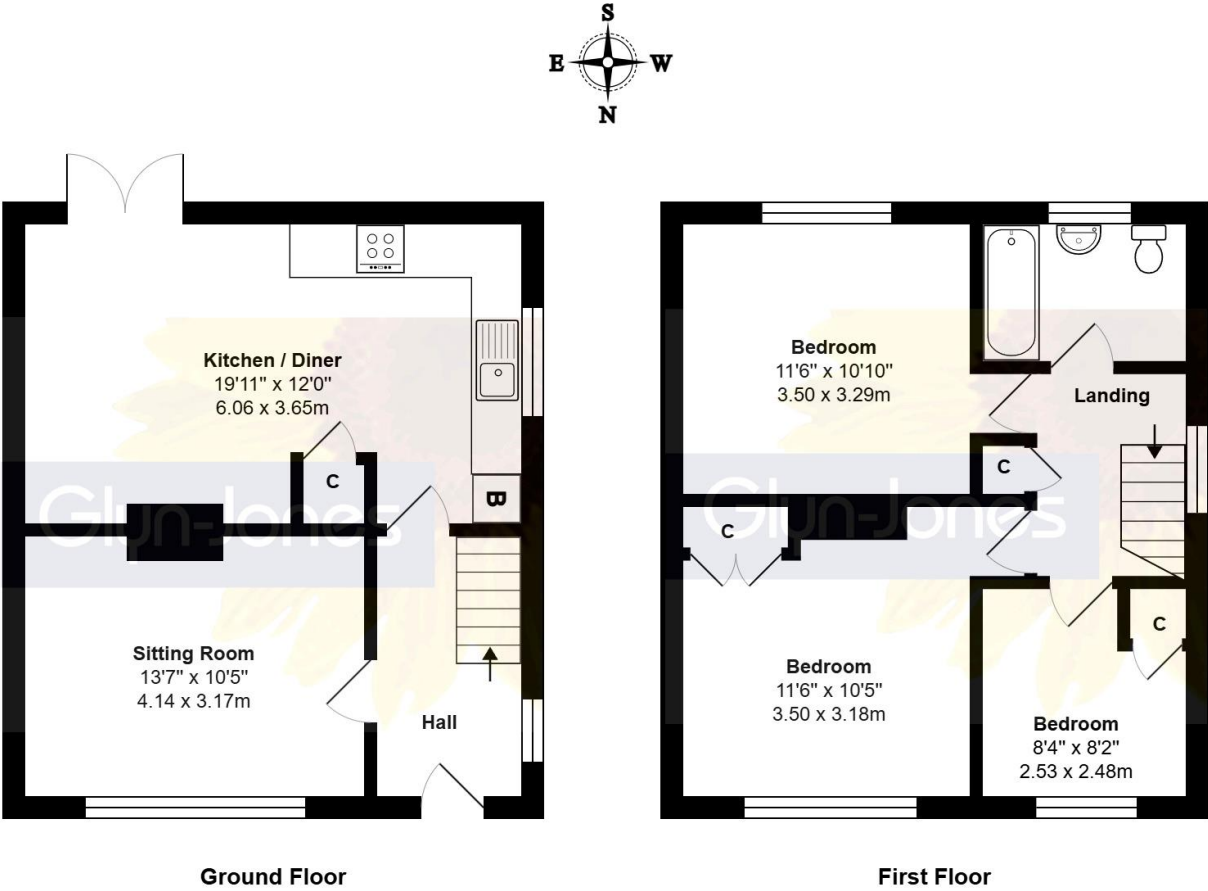


79, Griffin Crecent, Littlehampton  
West Sussex BN17  
£315,000 Freehold



Total Approx.Floor Area 917 ft² ... 85.2 m²

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 any error, omission or mis-statement.  
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.  
Prepared by 1st Image 2025



Introducing this superb three-bedroom semi-detached house located on the popular Griffin Crescent in West Sussex. Situated in a perfect location for local schools and amenities, this property offers a fantastic opportunity for families seeking a new home.

The accommodation features three good sized bedrooms, two of which are doubles and one single. The layout includes a separate living room and an open plan kitchen dining room with a favourable south facing aspect, perfect for enjoying natural light throughout the day.

Outside, the property benefits from a generous south facing garden, ideal for outdoor entertaining and relaxing in the sunshine. In good condition throughout, this semi-detached house offers comfortable living spaces for new owners to enjoy.

Located in West Sussex, residents will have easy access to a variety of nearby points of interest including local schools, shops, and leisure facilities. With its convenient location and desirable features, this property won't be on the market for long. Book a viewing today to see all that this semi-detached house has to offer.

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.

WITH OVER...

**500** COMPANY REVIEWS NOW RECEIVED

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

**Glyn-Jones**

Littlehampton Office  
01903 739000  
littlehampton@glyn-jones.com

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**79, Griffin Crescent, Littlehampton BN17**  
**£315,000 Freehold**



**Energy Efficient Rating: C (69)**  
**Council Tax Band: B**

Littlehampton is a seaside town located on the south coast of England in the county of West Sussex. Situated at the mouth of the River Arun, it is known for its attractive beaches, historic harbour, and traditional seaside charm.

The town offers a mix of leisure, tourism, and maritime activities, with highlights including the award-winning East Beach, the iconic East Beach Café designed by Thomas Heatherwick, and the family-friendly Harbour Park amusement area.

Littlehampton also boasts a scenic riverside, a working marina, and easy access to the South Downs National Park. It is well-connected by road and rail, making it a popular destination for both visitors and residents seeking a coastal lifestyle.



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



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01903 739000  
[www.glyn-jones.com](http://www.glyn-jones.com)