



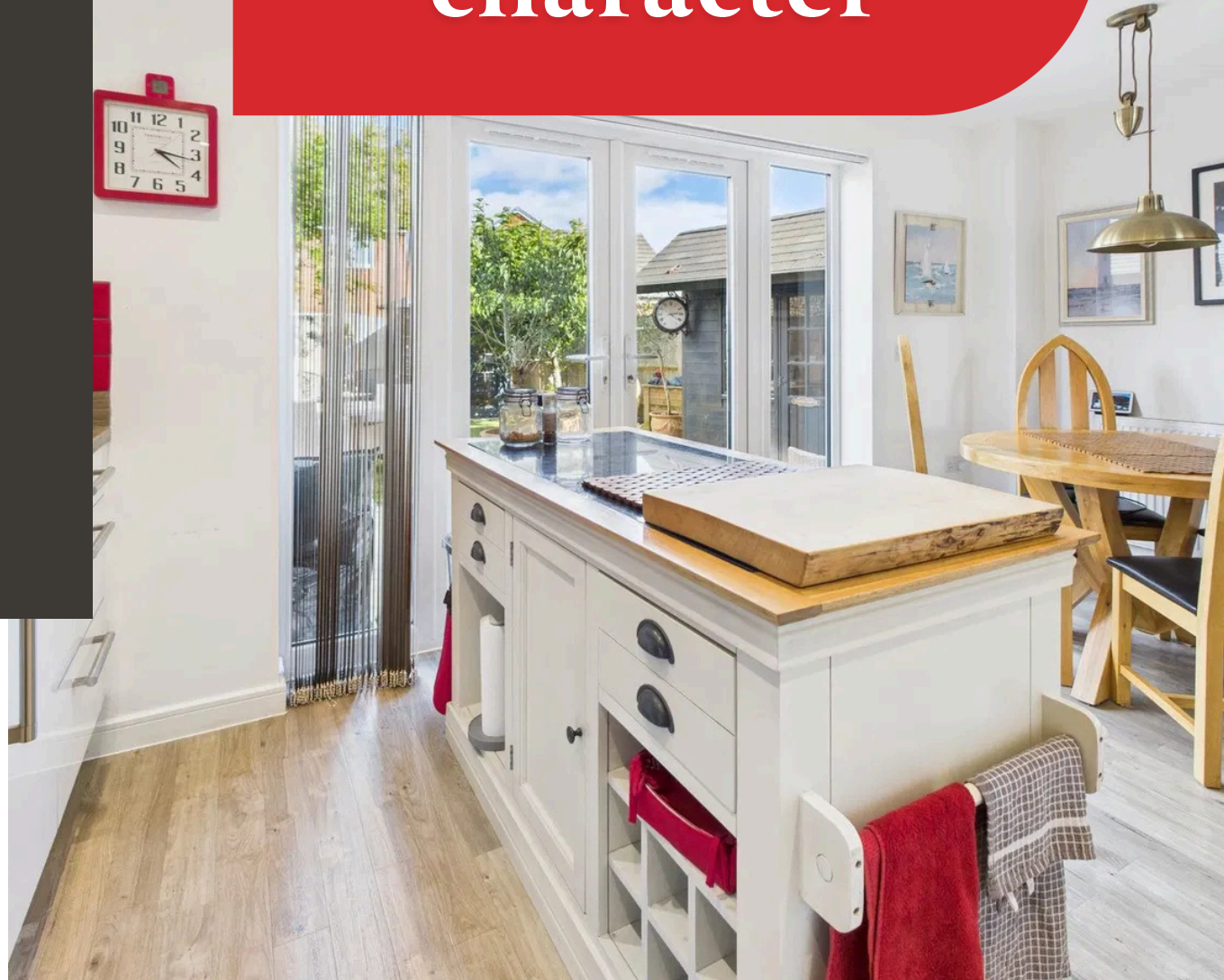
Blackbourne Chase | Littlehampton | BN17 7FL
Guide Price **£385,000**

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jacobs Steel

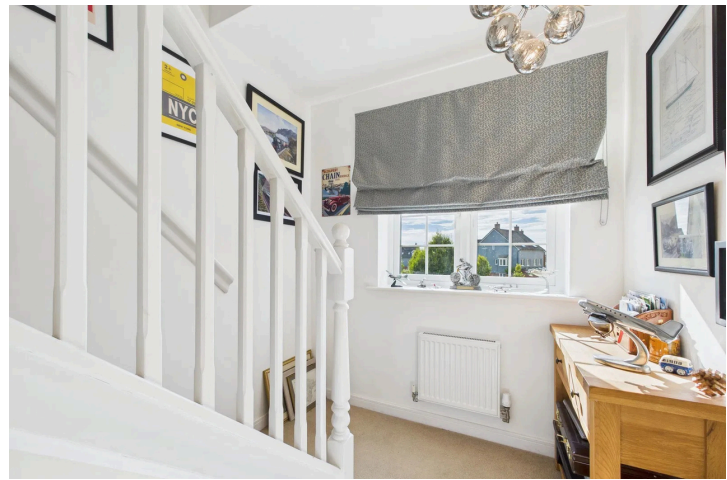


Spacious three-storey home in Kingsley Estate with modern kitchen, versatile living, garden rooms, and car barn. Close to Littlehampton beach, seafront, and great transport links.

A home of style & character







Key Features

- Stylish three-storey home set within the highly sought-after Kingsley Estate. Chain Free.
- Spacious and versatile accommodation with three bedrooms and modern family living areas.
- Bright living room with bay window, bespoke plantation shutters, and under-stairs storage.
- Modern kitchen/dining room featuring contemporary fittings and French doors opening onto the garden.
- Two additional double bedrooms and a contemporary family bathroom with built-in airing cupboard.



3 Bedrooms



2 Bathrooms



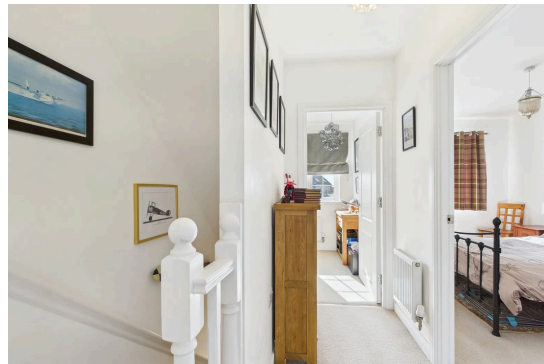
1 Reception Room

**Ideal for buyers seeking both
comfort and long-term growth
potential.**

INTERNAL

The ground floor boasts a welcoming hallway leading to a bright living room with a bay window, bespoke plantation shutters, and a useful under-stairs storage cupboard. To the rear, the modern kitchen/dining room is the heart of the home, complete with contemporary fittings and French doors opening onto the garden — perfect for family life and entertaining. A handy downstairs WC completes this level. On the first floor are two well-proportioned double bedrooms and a contemporary family bathroom, which also benefits from a built-in airing cupboard. The leads through to a space for a study area, ideal for those working from home, which also provides access to the staircase leading to the top floor.

The second floor is dedicated to a superb principal suite, offering a spacious double bedroom with a large fitted wardrobe, further eaves storage, and a private en-suite shower room.

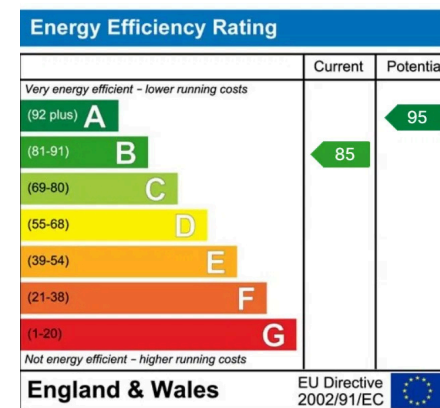
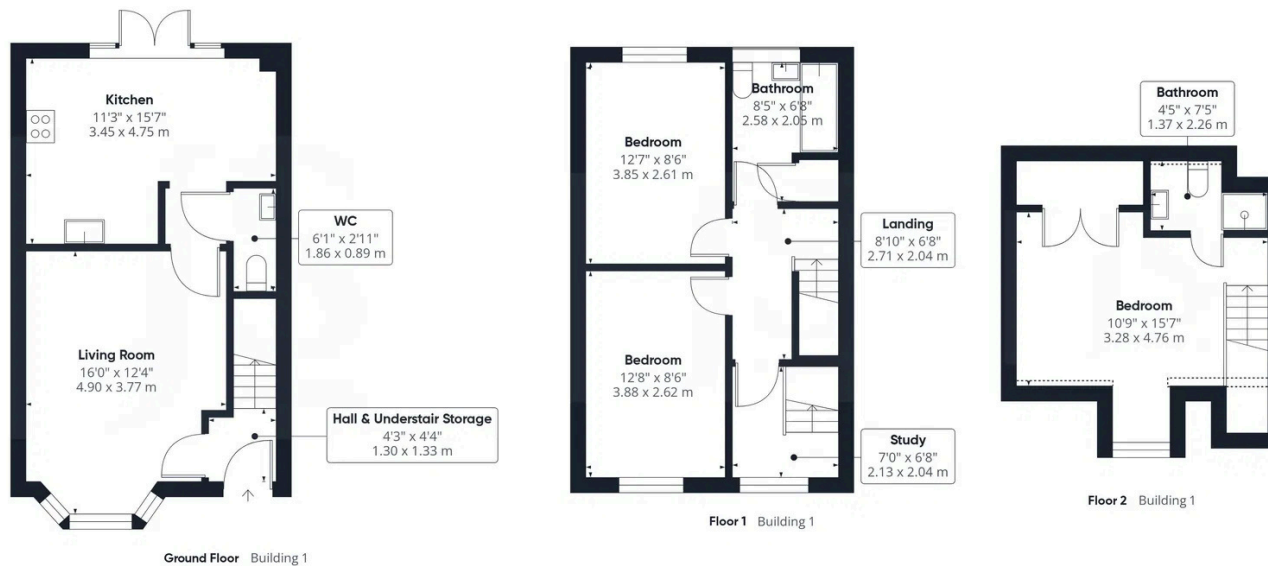


EXTERNAL

The outside space is a real highlight. The well-stocked rear garden combines lawn and patio areas, and includes two versatile garden rooms — one larger with power and lighting, making it ideal as a home office, gym, or hobby room. Power is also in situ for a hot tub, which can be positioned outside the garden room on a hard landscaped area. To the front, the property benefits from an open car barn, providing valuable undercover parking.

SITUATED

Littlehampton is fast becoming one of the South Coast's most exciting up-and-coming towns, with a rejuvenated seafront featuring new cafés, restaurants, and children's play areas. Its award-winning beach and picturesque riverside make it ideal for family days out, while the marina offers opportunities for boating and watersports. The property is perfectly positioned for exploring the wider area: the historic town of Arundel, with its famous castle and independent shops, is just a short drive away; the vibrant cathedral city of Chichester provides culture, shopping, and theatre; and Goodwood is within easy reach for world-class motorsport and horse-racing events. Excellent transport links include direct rail services to London, Brighton, and Portsmouth, along with swift road access to the A27 and A259.



Property Details:

Floor area: 1039.13 square ft

Tenure: Freehold

Council tax band: C

Whilst we endeavour to make our property particulars accurate and reliable, we have not carried out a detailed survey. If there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information for you, particularly if you are contemplating travelling some distance. Whilst every effort has been made to ensure that any floorplans are correct and drawn as accurately as possible, they are to be used for layout and identification purposes only and are not drawn to scale. The services, where applicable, including electrical equipment and other appliances have not been tested and no warranty can be given that they are in working order, even where described in these particulars. Carpets, curtains, furnishings, gas fires, electrical goods/ fittings or other fixtures, unless expressly mentioned, are not necessarily included with the property.