



19 Coleridge Crescent, Littlehampton - BN17 7FJ

£375,000 Freehold

Stylish and contemporary family home on the sought-after Kingley Gate development • Impressive open-plan kitchen/diner – perfect for modern family living and entertaining • Spacious living room with stunning feature media wall • Beautifully landscaped south-facing garden ideal for relaxing and outdoor dining • Second, separate and secluded garden currently used as a childrens play garden • Top-floor master suite with fitted wardrobes and private ensuite • Two further bedrooms and a luxury refitted family bathroom • Garage and driveway for at least two cars, close to Morrisons, Next, Sainsbury's, Dunelm, golf course, beach and riverfront



This stylish and contemporary family home perfectly blends modern design with everyday comfort, set within the highly sought-after Kingley Gate development. The impressive open-plan kitchen/diner forms the heart of the home - ideal for cooking, dining, and entertaining in style. The inviting living room features a stunning media wall, creating a sophisticated yet cosy space for relaxing with family or hosting friends.

Large windows and patio doors fill the home with natural light, opening onto a beautifully landscaped, south-facing garden that's perfect for summer BBQs or unwinding in the sun - plus a second, secure and separate garden to the side which the owners currently use as a children's play garden! The property also boasts a garage and driveway for at least two cars, offering both convenience and practicality.

Upstairs, the home continues to impress with a luxurious top-floor master suite complete with fitted wardrobes and a private ensuite, offering the perfect retreat after a long day. Two further bedrooms on the first floor are complemented by a dream, refitted bathroom suite finished to a high standard, combining luxury with comfort.

Every detail has been thoughtfully designed to create a stylish and functional living environment that's ready to move straight into. The location is second to none - Kingley Gate offers an ideal mix of peace and convenience. You'll find Morrisons, Next, Sainsbury's, and Dunelm just a short distance away for everyday essentials, while leisure lovers can enjoy the nearby golf course, beach, and riverfront walks. Perfect for young professionals and growing families alike, this home delivers the ideal blend of modern living, lifestyle, and location.

Council Tax band: C Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





Kitchen/Diner

15' 7" x 11' 4" (4.75m x 3.45m)

Living Room

16' 6" x 12' 5" (5.03m x 3.79m)

Bedroom 1

15' 8" x 12' 7" (4.78m x 3.84m)

Bedroom 2

12' 8" x 8' 6" (3.86m x 2.59m)

Bedroom 3

12' 7" x 8' 7" (3.84m x 2.62m)

Bathroom

Ensuite







In line with the Digital Markets, Competition and Consumers Act 2024, every effort has been made to provide accurate and fair material information. However, details about fixtures, fittings, services, or appliances have not been tested by the agent and should not be assumed to be in working order. Legal title, ownership, and compliance matters must be confirmed through a buyer's own legal advisers. Images, floor plans, and measurements are provided for guidance only and must not be relied upon for purchasing decisions. Buyers and should satisfy themselves that all material information has been independently verified before proceeding.