











## 27 Eagles Chase, Wick, BN17 7RF £289,950

- Two Bedroom Semi-Detached House
- 14'8 x 10' Bay Fronted Lounge
- Good Decorative Order Throughout
- Chain Free

- Driveway Parking + Additional Allocated Space
- 13'06 x 7'84 Modern Kitchen Diner Over Looking Rear Garden
- Close To Local Amenities

- Popular Residential Location on the 'Birds Estate'
- Private Rear Garden with Side Access, Offering Potential for Buyer
- Viewing Highly Recommended to Appreciate This Lovely Home

## 27 Eagles Chase, Wick BN17 7RF

Offered chain free, this well-presented two-bedroom semi-detached house is situated in the sought-after 'Birds Estate', a popular residential area known for its community feel and convenient location.

The home features a 14'8" x 10' bay-fronted lounge, a modern 13'6" x 7'10" (7'84") kitchen diner to the rear that overlooks the private garden, and offers side access with potential for extending (STNP) or landscaping.

Benefits include driveway parking, plus an additional allocated space, and the property is in good decorative order throughout. Close to local amenities, it presents an ideal opportunity for first-time buyers, downsizers, or investors alike.

Viewing is highly recommended to fully appreciate what this lovely home has to offer.









Council Tax Band: C

Tenure: Freehold





## KITCHEN/DINER

13'6 x 7'8

LOUNGE

16'07 x 10'

BEDROOM ONE

13'9 x 9'6

**BEDROOM TWO** 

13'1 7'9

BATHROOM

7'8 x 5'6





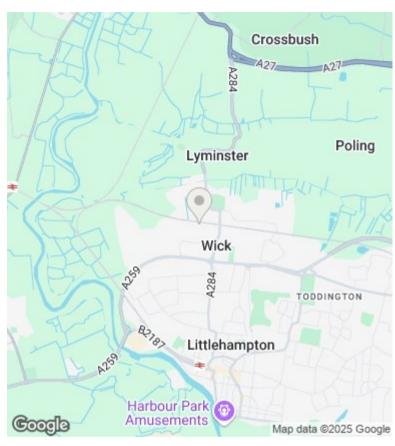


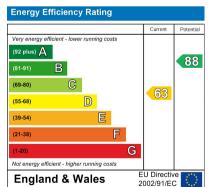




Littlehampton is a charming seaside town sheltered by the South Downs and providing a range of amenities to suit individuals, couples and families of all ages. The town benefits from two beaches with the popular East Beach providing a long promenade, family fun at Harbour Park, the award winning East Beach café, childrens playground and many other highlights. West Beach offers a quieter experience with the unspoilt grassy sand dunes offering ideal dog walking opportunities as well as watersports for those seeking adventure.

The River Arun divides the two beaches and offers traditional seaside fun as well as modern cafes and restuarants as well as stunning views. The town's other recreational facilities include a cinema, modern sports centre, museum and golf course as well as many parks and green spaces. The mainline train station will take you to Gatwick Airport, Victoria Station and beyond. Littlehampton is located approximately 7 miles from Worthing and 13 miles from Chichester. There are a number of primary and junior schools in the town as well as The Littlehampton Academy. In the High Street you will find a range of shops including household names and independent shops.





These particulars are produced in good faith and are believed to be correct, but their accuracy is in no way guaranteed and they do not form part of a contract. We have not carried out a survey, nor tested the services, appliances and specified fittings. Room measurements are approximate.