



**Queen Street, LITTLEHAMPTON BN17 6EP**

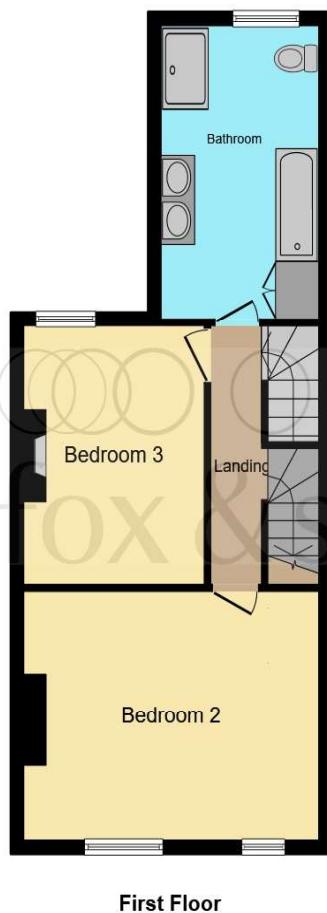
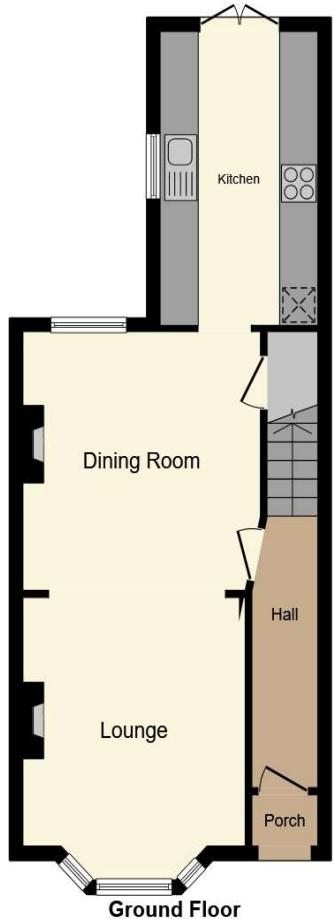


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## **Queen Street, LITTLEHAMPTON**

Charming and updated three-bedroom mid-terrace home featuring a spacious lounge/diner with log burner, stylish kitchen, and a west-facing landscaped garden.





### Lounge

13' 9" x 11' 8" ( 4.19m x 3.56m )

### Dining Room

12' 2" x 11' 11" ( 3.71m x 3.63m )

### Kitchen

14' 3" x 8' 4" ( 4.34m x 2.54m )

### Bedroom 1

15' 9" x 13' 6" ( 4.80m x 4.11m )

### Bedroom 2

15' 3" x 12' ( 4.65m x 3.66m )

### Bedroom 3

12' 5" x 9' 5" ( 3.78m x 2.87m )

Total floor area 117.1 m<sup>2</sup> (1,261 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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## Queen Street, LITTLEHAMPTON

- Characterful mid-terraced home with modern updates
- Three spacious double bedrooms
- Open-plan lounge/diner with log-burning stove
- Stylish kitchen with integrated appliances
- Feature bathroom with twin basins and separate shower

Tenure: Freehold EPC Rating: E

Council Tax Band: B

guide price

**£300,000**



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Property Ref:  
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