



## 59 Manning Road, Littlehampton, West Sussex, BN17 7HU

£260,000

- End Of Terrace House
- 20'10 Lounge/Diner
- Rear Garden
- Two Double Bedrooms
- Modern Kitchen
- Double Glazing & Gas Central Heating
- Off Road Parking
- Modern White Bathroom Suite

## Directions

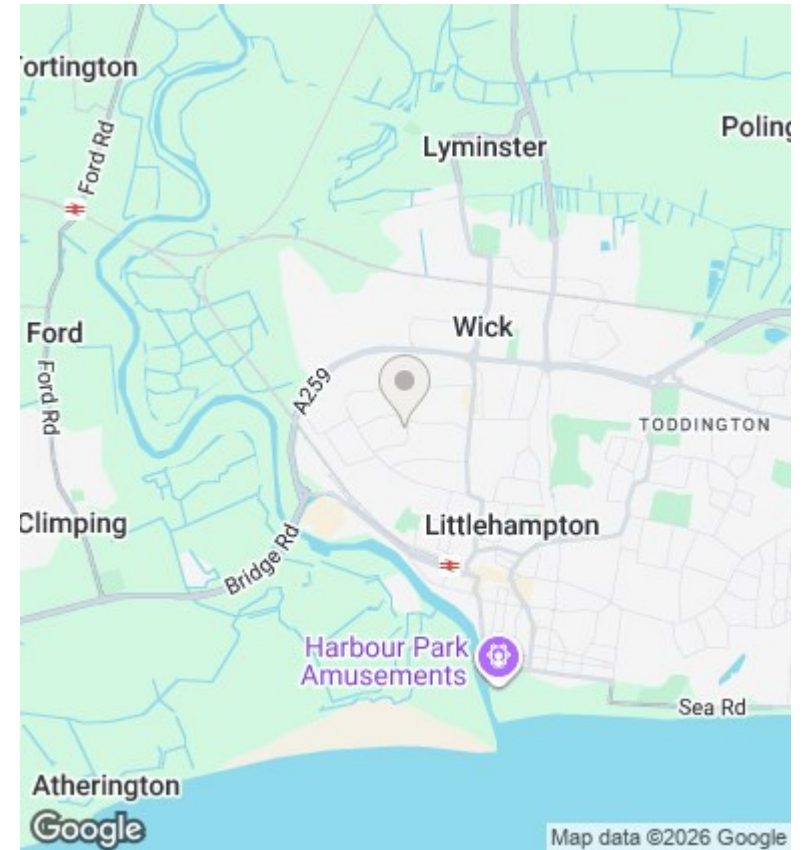
## Viewings

Viewings by arrangement only. Call 01903 719333 to make an appointment.

## Council Tax Band

## EPC Rating:

E



Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			83
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>		54	
(21-38) <b>F</b>			
(1-20) <b>G</b>			
<i>Not energy efficient - higher running costs</i>			
<b>England &amp; Wales</b>		EU Directive 2002/91/EC	