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38 Ash Close, Littlehampton, West Sussex, BN17 6FB

£275,000

- Modern End Terrace House Built By Hargreaves
- Two Double Bedrooms
- Allocated Parking Space To Side Of Property With Further Visitors Bays
- Tucked Away Position Towards Rear Of Development
- 15'1x13'3 South Facing Lounge Overlooking Garden
- Low Maintenance South Facing Rear Garden
- 13'3 Principal Bedroom With Double Fitted Wardrobes
- Close To Brookfield Park
- Ground Floor Cloakroom
- Viewing Highly Recommended To Appreciate This Lovely Home

69 High Street, Littlehampton, West Sussex, BN17 5EJ
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38 Ash Close, Littlehampton BN17 6FB

Modern Two Bedroom End Terrace Home | South Facing Garden | Allocated Parking

Built by Hargreaves, this lovely modern end terrace home occupies a tucked-away position towards the rear of the development, close to Brookfield Park. Well presented throughout, the property offers two generous double bedrooms, a south facing rear garden and allocated parking, making it an ideal first time purchase or home for those looking to downsize.

The accommodation briefly comprises an entrance hall, ground floor cloakroom and a welcoming 15'1 x 13'3 lounge enjoying views over the rear garden, with the added benefit of a desirable south facing aspect. The garden itself is designed for ease of maintenance, providing a lovely space to enjoy the sunshine.

Upstairs, there are two double bedrooms, with the principal bedroom measuring an impressive 13'3 and benefiting from double fitted wardrobes.

Externally, the property benefits from an allocated parking space conveniently positioned to the side, together with additional visitor parking bays.

Situated in a pleasant and tucked-away position, close to Brookfield Park, this is a lovely home that is sure to appeal to a variety of buyers.

VIEWING HIGHLY RECOMMENDED TO FULLY APPRECIATE ALL THAT THIS LOVELY HOME HAS TO OFFER.

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Council Tax Band: C

Tenure: Freehold





LOUNGE/DINER
15'1 x 13'3

KITCHEN
10'10 x 6'2

GROUND FLOOR WC
5'1 x 3

BEDROOM ONE
13'3 x 9'11

BEDROOM TWO
13'3 x 8'11

BATHROOM
6'9 x 6'1

ESTATE FEE
Approx £210 pa, towards the upkeep of the development.

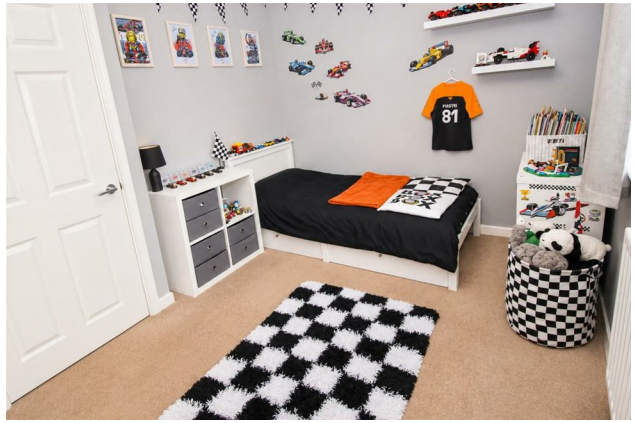


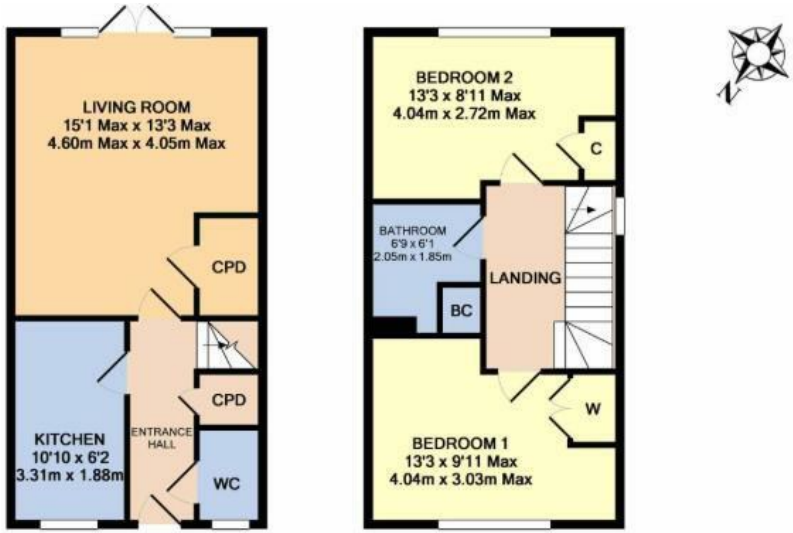


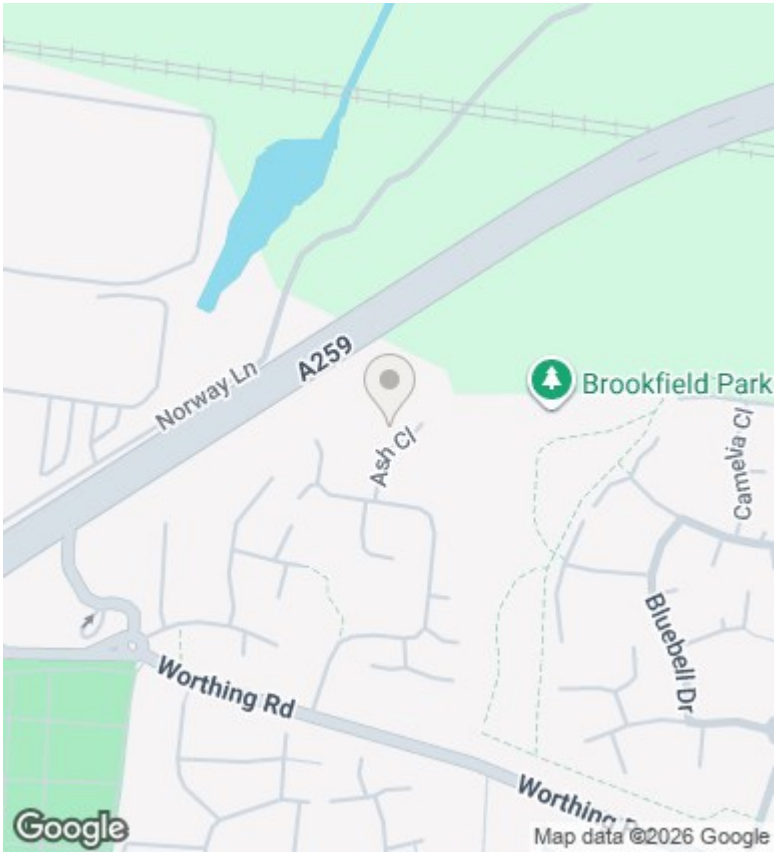






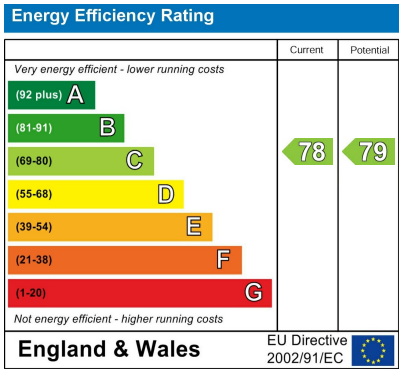






Littlehampton is a charming seaside town sheltered by the South Downs and providing a range of amenities to suit individuals, couples and families of all ages. The town benefits from two beaches with the popular East Beach providing a long promenade, family fun at Harbour Park, the award winning East 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.

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