



10B East Street, Littlehampton, West Sussex, BN17 6AW

£1,250

- AVAILABLE EARLY DECEMBER
- Stunning Open Plan Lounge/Kitchen/Diner with Vaulted Ceilings
- Access to Communal Courtyard/Bin Store
- Brand Recently Converted 'Loft Style' First Floor Apartment
- Electric Velux Blinds
- Centrally Located Close to Local Amenities
- Own Private Entrance
- Separate Utility Area

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This recently converted, loft-style apartment offers modern living at its finest. Boasting its own private entrance. This property combines both style and practicality. The open-plan lounge, kitchen, and dining area features vaulted ceilings, creating a spacious and contemporary feel.

Additional features include a separate utility area and access to a communal courtyard. Centrally located near local amenities, this apartment offers convenience alongside

Holding deposit - one weeks rent. The Holding Deposit will not be refunded if you withdraw from the let or you fail references and a right to rent check. Circumstances whereby you can fail references, and therefore lose your Holding Deposit, would be if the information you have provided proves to be false or misleading or you or any other applicants for the tenancy or guarantor have unsatisfied CCJ's or any adverse credit history.



Council Tax Band:



OPEN PLAN LOUNGE/KITCHEN/DINER

28'08 15'04

BEDROOM ONE

15'01 max x 10'03

STUDY/BEDROOM TWO

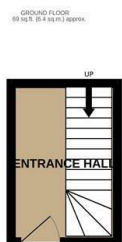
9'09 x 5'08

UTILITY AREA

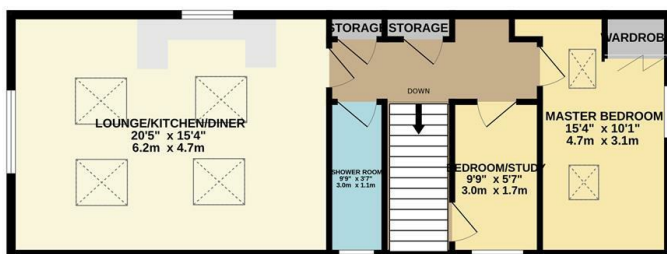
10'02 x 6'11

SHOWER ROOM

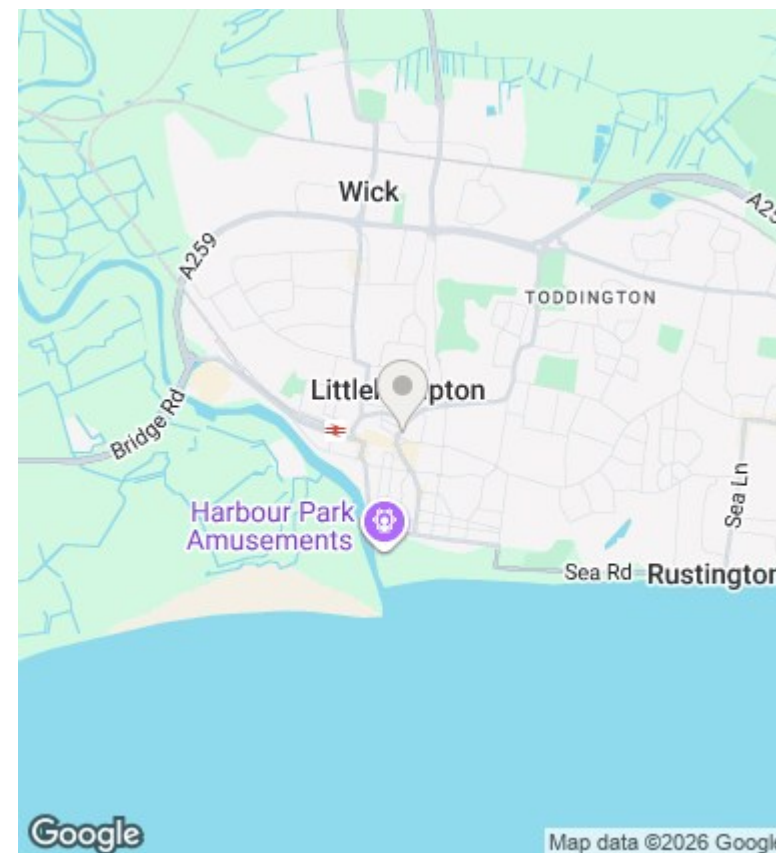
9'09 x 3'07



FIRST FLOOR
548 sq ft (50.7 sq m) approx.



TWO BEDROOM MAISONETTE
TOTAL FLOOR AREA: 717 sq ft (66.6 sq m) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and equipment shown have not been tested and no guarantee as to their operation or efficiency can be given.
Made with Metropack (2024)



Directions

Viewings

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

Council Tax Band

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