



48 Northway Road, Wick, Littlehampton, BN17 7JX

£345,000

- Extended Three Bedroom Period End Terrace House
- 18'00 South Facing Lounge
- Close To Local Park & Green Space
- Viewing Highly Recommended
- Feature 19'11x11'7 Kitchen/Dining Room Overlooking Garden
- Off Road Parking For Two Vehicles
- Close To Shops & Many Local Amenities
- Beautifully Landscaped Rear Garden Giving Low Maintenance Entertaining Space
- Modern Refitted White Bathroom Suite
- Offered In Excellent Condition Throughout

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Beautifully presented and thoughtfully extended three bedroom period end terrace house, offered in excellent condition throughout. The property combines character features with modern improvements and offers generous living accommodation ideal for families and entertaining.

The ground floor boasts an impressive 18'00 south facing lounge, providing a bright and welcoming reception space, together with a modern refitted white bathroom suite. To the rear is the fantastic 19'11 x 11'7 kitchen/dining room, overlooking the beautifully landscaped rear garden and providing an excellent hub of the home with ample space for both everyday family life and entertaining.

Upstairs are three well-proportioned bedrooms, offering comfortable accommodation for families, guests or those working from home.

Outside, the property benefits from a beautifully landscaped rear garden, designed to provide a low-maintenance yet highly attractive entertaining space. To the front, there is off-road parking for two vehicles, a particularly desirable feature.

The property is also conveniently positioned close to a local park and green space, as well as shops and a wide range of local amenities.

Presented in excellent condition throughout, this is a home that is ready to move straight into. Viewing is highly recommended.



Council Tax Band: B

Tenure: Freehold



LOUNGE

18'00x11'8

KITCHEN/DINING ROOM

19'11x11'7

BEDROOM 1

11'8x9'7

Including depth of
wardrobing

BEDROOM 2

11'9x7'6

BEDROOM 3

9'9x6'0

BATHROOM

6'2x6'0

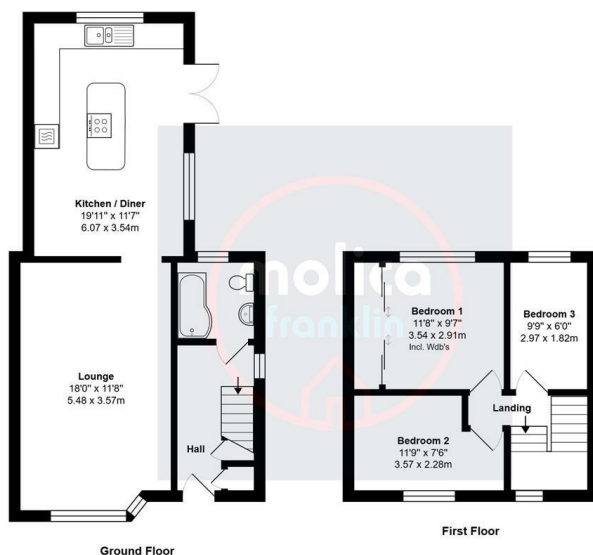
DRIVEWAY

Off Road Parking For Two
Vehicles

REAR GARDEN

Beautifully landscaped to
provide low maintenance
garden





Total Area: 899 ft² ... 83.5 m²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements are approximate and no responsibility is taken for error, omission or mis-statement.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
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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		
	66	76
England & Wales		EU Directive 2002/91/EC

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.