

32 Queens Road, Brighton, BN1 3YE

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South Terrace, Littlehampton, BN17 5LG By Auction £85,000 Share of Freehold

For Sale by Auction on the 24th of June 2026

Auction Guide £85,000+

Situated in a highly sought-after seafront location, this spacious one-bedroom apartment offers an excellent opportunity for first-time buyers or buy-to-let investors. The property benefits from a share of the freehold and a long lease.

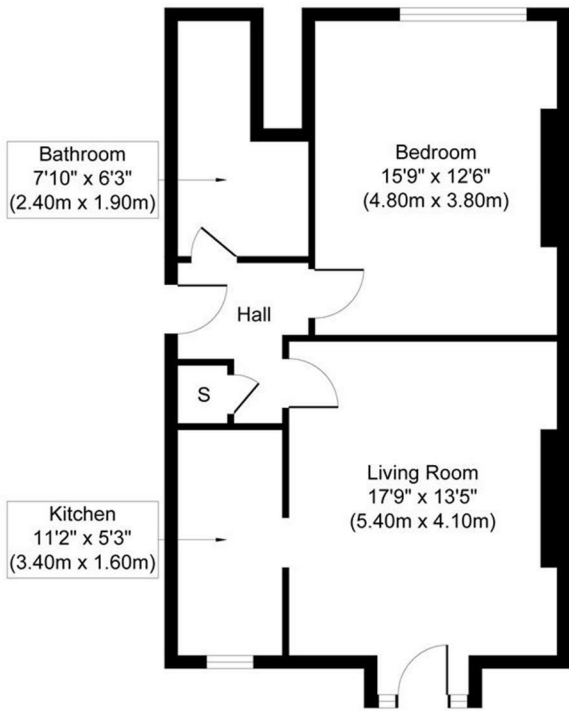
Currently midway through refurbishment, the apartment already features a modern, newly decorated kitchen, complemented by a stylish archway that opens into the generously sized living area, creating a bright and welcoming space. The bathroom has been updated with new flooring, while the large bedroom offers comfortable accommodation.

With refurbishment still in progress, the property presents a fantastic blank canvas, allowing buyers to finish and personalise the space to their own taste.

Please note fees are payable in respect of the sale of this property, please refer to Auctioneer for details.

ALL MEASUREMENTS ARE APPROXIMATE WHILST FLOORPLANS ARE FOR ILLUSTRATIVE PURPOSES ONLY WITH NEITHER TO BE RELIED UPON IN RESPECT OF THEIR ACCURACY.



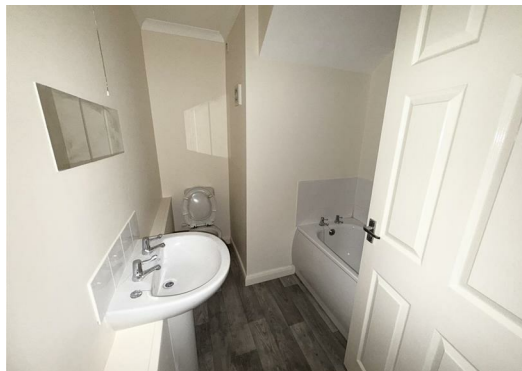


Approximate Floor Area
595 sq. ft
(55.27 sq. m)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



VIEWING: BY APPOINTMENT THROUGH PARSONS SON & BASLEY
TEL: 01273 274 000

THE PROPERTY MISDESCRIPTIONS ACT 1991:

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.

References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs are NOT included unless specifically mentioned within the sale particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

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