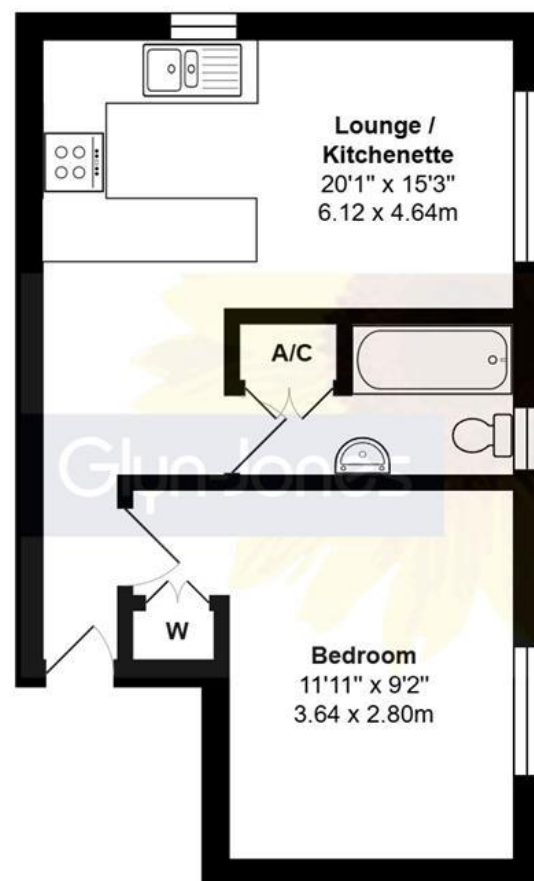


**4 Peppers Court, Terminus Road,  
Littlehampton, West Sussex BN17 5BX  
£115,000 – Share of Freehold**



**Ground Floor**

Total Approx. Floor Area 339 ft<sup>2</sup> ... 31.5 m<sup>2</sup>

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 any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. Prepared by 1st Image 2025

Council Tax Band - A  
Energy Efficiency Rating – E

WITH OVER...



At an Average rating of **4.9/5** ★★★★★

NOTE - For clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings.



Littlehampton Office  
01903 739000  
www.glyn-jones.com



**Glyn-Jones and Company are delighted to offer for sale this purpose built GROUND FLOOR apartment which benefits from the remainder of a 999 year lease along with a Share of Freehold.**

The accommodation comprises; an open plan, dual aspect lounge/kitchen, one double bedroom with wardrobe and a modern fully bathroom with a shower over the bath. In our opinion, the property is presented in good clean order with neutral décor throughout and benefits from double glazing and electric heating.

Externally, residents have one allocated off road parking space. There are further spaces for visitors.

**NO FORWARD CHAIN.**

**4 Peppers Court, Terminus Road, Littlehampton, West Sussex BN17 5BX**  
**£115,000 – Share of Freehold**



Peppers Court is situated within a few metres of Littlehampton town centre, offering a range of shops and eateries; as well as Littlehampton train station, providing regular links to London Victoria, Brighton and Portsmouth. Within a few hundred metres is Anchor Springs which provides excellent bus links as well as a coach park.

Slightly further afield (within half a mile) Littlehampton's famous seafront and Greensward can be found and is easily accessible by foot via the regenerated pedestrian area alongside The River Arun. Littlehampton seafront is home to the famous East Beach Café and Windmill Centre, which offers the latest blockbusters, as well as a variety of talented amateur dramatics and dance groups from the local area.



Tenure: Share of Freehold – We are advised that there are approximately 958 years remaining on the lease (999 years from 25th March 1984).

You are advised to have this confirmed by your legal representative at your earliest opportunity.

Maintenance Charge = £1778.00 per annum

Ground rent = Peppercorn

We recommend you have this verified by your legal representative at your earliest convenience.