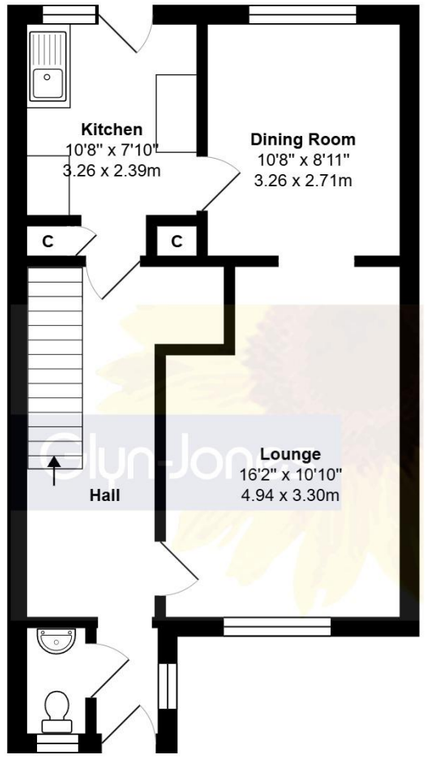
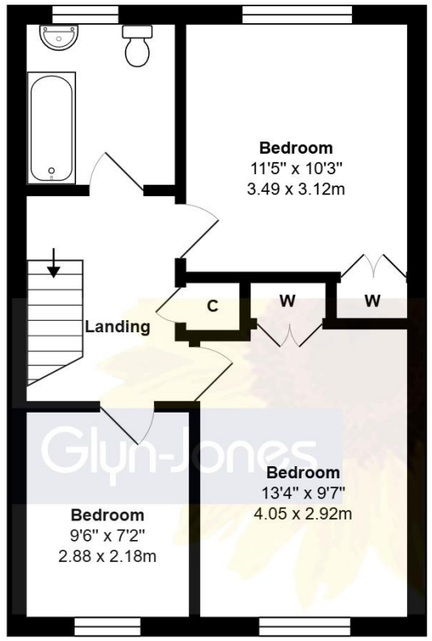
# 3 Highfield Cottages, Highfield, Littlehampton, West Sussex BN17 7DN

## OIEO £220,000 – Freehold






Ground Floor




First Floor

Total Area: 988 ft² ... 91.8 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.
Created by 1st Image 2026

**Spacious Three-Bedroom Mid-Terrace Home | NO ONWARD CHAIN | Ready For Improvement/Modernisation | Gated Front Garden | Entrance Porch | Ground Floor Cloakroom | Living Room With Fireplace | Separate Dining Room | Kitchen With Access To Garden | Three Well Proportioned Bedrooms - All With Built-In Storage | Good Size Family Bathroom | Well Enclosed Rear Garden With Storage Shed | Ideally Situated - Walking Distance To Amenities + Transport Links | Viewing Highly Advised**

Glyn-Jones & Company are delighted to present to the market this spacious three-bedroom mid-terrace home, offered for sale with NO ONWARD CHAIN. Providing generous accommodation throughout and offering an exciting opportunity for the new owner to modernise and personalise to their own taste, this property is ideal for buyers looking to acquire a home to truly make their own.

**Council Tax Band** – B **Energy Efficiency Rating** – TBC

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 carpet and furnishings. Buyers are advised that we use a specialist third-party service to verify your identity in accordance with HMRC guidelines. The cost of these checks are £48 including VAT for a single purchaser and £60 including VAT for two or more buyers in total, which must be paid in advance when an offer is agreed and prior to a sales memorandum being issued. This fee is non-refundable.

WITH OVER... 750 COMPANY REVIEWS NOW RECEIVED

At an Average rating of 4.9/5

Littlehampton Office
4 Surrey Street, BN17 5BG
01903 739000
littlehampton@glyn-jones.com

## 3 Highfield Cottages, Highfield, Littlehampton, West Sussex BN17 7DN







While the property would benefit from a degree of modernisation and improvement, it presents a fantastic blank canvas for purchasers to put their own stamp on and add value. Ideally positioned within walking distance of local amenities, convenience stores, transport links, the town centre and seafront, the location further enhances the appeal of this home.

Offered with NO ONWARD CHAIN, this is an excellent opportunity for first-time buyers, investors or those seeking a project. Early viewing is highly recommended to fully appreciate the space, potential and location on offer.

The property is approached via a gated front garden, leading into an entrance hallway with access to a ground floor cloakroom. The spacious living room features an attractive fireplace and provides ample room for relaxing, while a separate dining room offers additional reception space, ideal for entertaining and family dining. The kitchen enjoys direct access to the enclosed rear garden, with useful understairs storage completing the ground floor accommodation. To the first floor are three well-proportioned bedrooms, all benefiting from built-in storage, alongside a generously sized family bathroom.

Externally, the property enjoys an enclosed rear garden, offering a combination of decking and lawn, together with a useful storage shed.







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