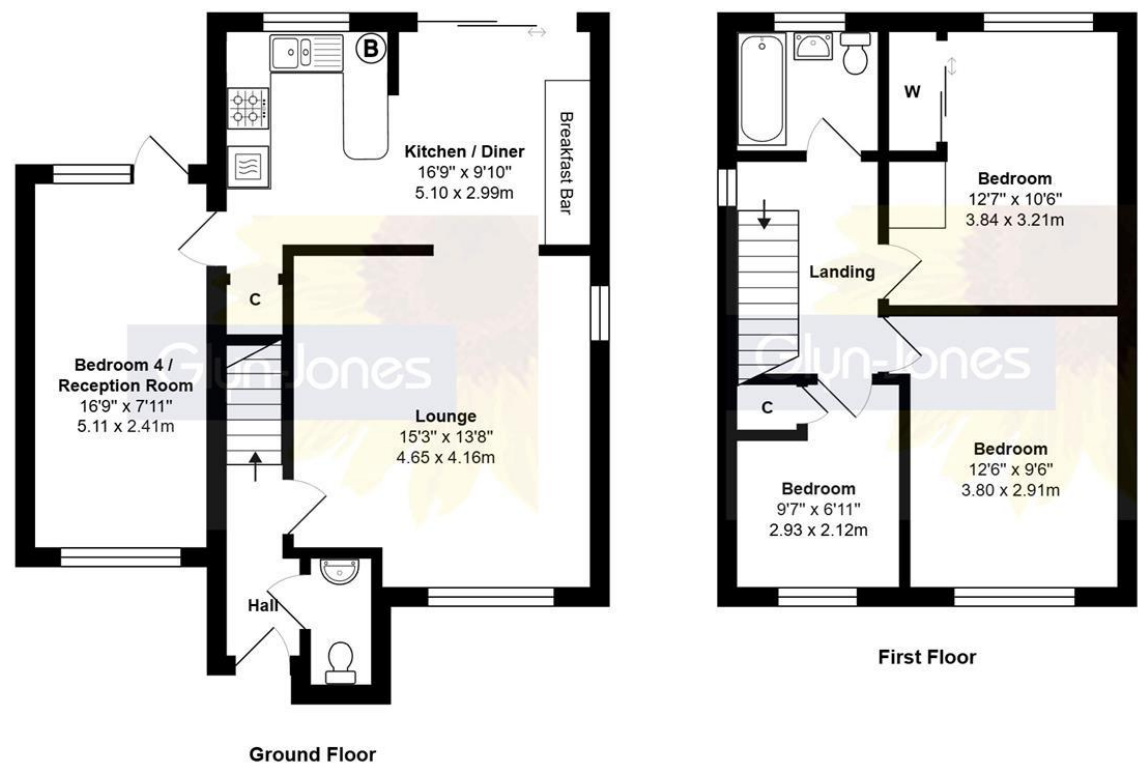


22 Granary Way, Littlehampton,
West Sussex BN17 7QY
Offers Over £340,000 - Freehold

Glyn-Jones



Total Area: 1050 ft² ... 97.6 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

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. Glyn-Jones and Company may from time to time receive referral fees from businesses we recommend, including for financial services advice and conveyancing, these fees may range from £50 to a maximum of £200 plus VAT.

WITH OVER...

500 COMPANY REVIEWS NOW RECEIVED

At an Average rating of 4.9/5

Glyn-Jones

Littlehampton Office
01903 739000
www.glyn-jones.com

f t in

Approved by The Property Ombudsman

BOGNOR REGIS EAST PRESTON LITTLEHAMPTON RUSTINGTON WEST WORTHING



Glyn-Jones and Company offer for sale this extended detached house providing flexible accommodation and no forward chain.

The accommodation comprises an entrance hall, a spacious lounge, three/four bedrooms with one bedroom located on the ground floor, which could alternatively be used as an additional reception room, a full-width kitchen/breakfast room, a cloakroom and a family bathroom. The property benefits from double glazing and gas fired central heating.

Outside, there is an enclosed rear garden mainly laid to lawn with a small patio area, a shed and side access to the front. To the front of the property there is an open plan garden laid to lawn and a driveway providing off-road parking.

BOGNOR REGIS EAST PRESTON LITTLEHAMPTON RUSTINGTON WEST WORTHING

22 Granary Way, Littlehampton, West Sussex BN17 7QY

Offers Over £340,000 - Freehold



Property Information:

Tenure: Freehold

Council Tax Band: D

Energy Efficiency Rating: D

Granary Way is situated within a modern and popular residential development on the outskirts of Littlehampton, offering a pleasant setting with easy access to everyday amenities. Local shops, supermarkets, and leisure facilities are all within convenient reach, while Littlehampton town centre and mainline railway station provide direct links along the coast and to London.

The area is well served by a range of local schools, including Lyminster Primary School, River Beach Primary School, and The Littlehampton Academy for secondary education, making it an attractive location for families. There are also nearby green spaces and footpaths, ideal for walking and outdoor activities. With good road links to the A259 and A27, Granary Way offers straightforward access to Worthing, Arundel, Chichester, and beyond, combining modern living with excellent connectivity.

