



Total Area: 602 ft² ... 56.0 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 Jtm 2022

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
littlehampton@glyn-jones.com

**14 Kingsmead, Thornlea Court,
Littlehampton, BN17 7QS**
£175,000 - Leasehold



Located within the popular Thornlea Park development, this fully updated double-unit park home offers comfortable, low-maintenance living in a peaceful setting.

The accommodation includes a well-proportioned lounge and dining space filled with natural light, alongside a modern fitted kitchen with a clean, contemporary finish. There are two good-sized double bedrooms, and a bathroom fitted with a bath and overhead shower.

The home is equipped with double glazing and electric heating, providing practical, year-round comfort.

Positioned on a generous corner plot, the property enjoys a wraparound garden with a mix of patio and lawn areas, ideal for outdoor relaxation. There is also a storage shed and off-road parking via a private driveway.

The coastal town of Littlehampton is just a short drive away, offering access to the seafront, while the historic centre of Arundel provides a range of shops, eateries, and scenic walks.

This home is set within a gated development exclusively for residents aged 50 and over, making it an appealing option for those seeking a quieter lifestyle.

WITH OVER... **500** COMPANY REVIEWS

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Kingsmead is situated within Thornlea Court, a gated full residential park home site on the outskirts of Littlehampton.

The town centre, with its range of shops, banks and eateries can be found within 1.5 miles from the property and is easily accessible by car or bus, with the bus stop located just to the front of the park.

Thornlea Court is an aged restricted park, whose residents must be aged 50 or over.



Additional Property Information:
Park Information Occupancy: Full 12 Months
Pitch Fee: £217.00 per month
Age Restriction: 50 Plus
Council Tax Band – A

Pets are permitted, but limited to no more than one dog and/or one cat. We recommend you have this verified.



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