



Total Area: 1323 ft² ... 122.9 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 2025

Property Information

Tenure: Freehold  
Energy Efficiency Rating: D  
Council Tax Band: D

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



**Glyn-Jones**

Littlehampton Office  
01903 739000  
www.glyn-jones.com

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.



71 Norfolk Road, Littlehampton,  
West Sussex BN17 7HE  
£410,000 - Freehold



Glyn-Jones & Company are delighted to offer for sale this immaculately presented, modern three-storey townhouse, offering up to five bedrooms and exceptionally versatile accommodation throughout.

On the ground floor, the property benefits from a converted garage that provides an excellent additional bedroom or reception room, a further bedroom/garden room with double doors leading to the outside, a practical utility room, and a WC. This layout offers fantastic flexibility, making it ideal for guests, extended family, or even home office use. The first floor comprises a spacious west-facing lounge with a Juliet balcony and a full-width kitchen/breakfast room.

The top floor features three well-proportioned bedrooms, including a main bedroom with a stylish en-suite shower room with marbled effect porcelain tiles, newly fitted in 2025. There is also a recently refurbished family bathroom (2025) with a modern sensor light. The home is decorated in neutral tones throughout and is finished to a high standard with a combination of laminate flooring and carpeting.

# 71 Norfolk Road, Littlehampton, West Sussex BN17 7HE

## £410,000 - Freehold



The property is located to the northern end of Norfolk Road which is located close to the A259. It is a mainly residential area with a mix of terraced and semi-detached homes.

Local schools include White Meadows Primary Academy and The Littlehampton Academy, both nearby. The seafront is within easy reach offering access to the beach, promenade, and leisure facilities.

The area also benefits from nearby shops, regular bus services, and good transport links via the A259 and Littlehampton railway station.



Further benefits include gas-fired central heating, double glazing, a modern high-pressurised hot water system, and a backup power supply in the event of a power failure.

Externally, the rear garden is fully enclosed by timber panelled fencing and offers a low-maintenance outdoor space with a patio which leads to an artificial lawn, a timber summerhouse with double doors, a water tap, and rear access gate. To the front, an enlarged driveway provides ample off-road parking for multiple vehicles.

Currently operated as a successful Airbnb, this spacious home would also suit a multi-generational household or a growing family seeking adaptable living space in a convenient location.

