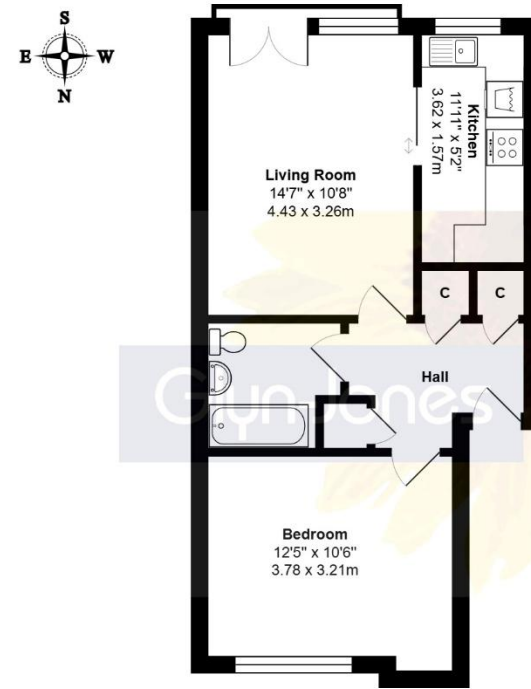


**16, Cornwall Gardens  
Littlehampton BN17 6EZ  
£160,000 Leasehold**

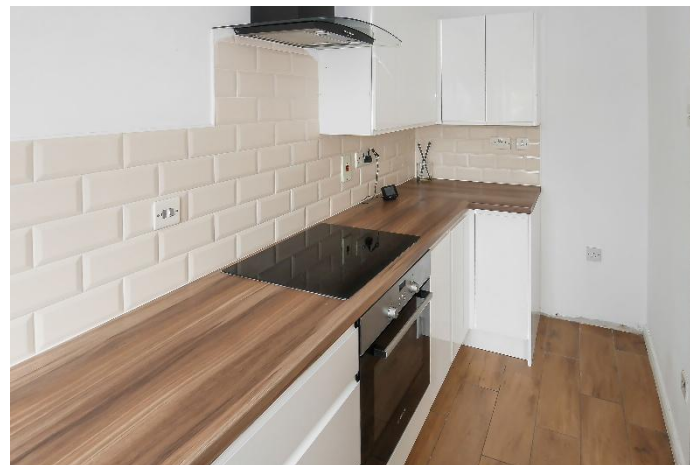
**Glyn-Jones**



**First Floor**

Total Area: 489 ft<sup>2</sup> ... 45.5 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 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



Situated in the highly sought-after Cornwall Gardens development in Littlehampton, this beautifully presented one-bedroom first-floor apartment is offered for sale by [Glyn-Jones & Company](#) with the added advantages of residents' off-road parking, an extended lease, and no forward chain.

The accommodation begins with a well-maintained communal entrance hall serving just four apartments, leading to a private front door and welcoming internal hallway complete with useful storage cupboards. The property features a generous double bedroom and a modern bathroom fitted with a bath and shower over.

A particular highlight is the bright and spacious south-facing living room, flooded with natural light and enhanced by double doors opening onto a charming Juliet balcony. The refitted kitchen is thoughtfully designed with ample appliance space, including room for a freestanding tall fridge freezer.

The apartment is accessed via a secure communal entrance with entry phone system and is located on the first floor with stair access. Both residents and visitors benefit from plentiful off-road parking within the development.

Further benefits include double glazing throughout, electric heating, and tasteful decorative presentation throughout. This attractive apartment would make an ideal first-time purchase, holiday retreat by the sea,

WITH OVER...



At an Average rating of



**Glyn-Jones**

Littlehampton Office  
01903 739000  
littlehampton@glyn-jones.com

WITH OVER...



COMPANY REVIEWS

At an Average rating of



**Glyn-Jones**

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01903 739000  
www.glyn-jones.com

**16, Cornwall Gardens Littlehampton BN17 6EZ**  
**£160,000 Leasehold**



Cornwall Gardens is a quiet residential development in the seaside town of Littlehampton, close to the River Arun and within easy reach of the town centre and beachfront.

Littlehampton offers buyers an appealing mix of coastal lifestyle, affordability, and convenience, with beautiful beaches, riverside walks, a growing café culture, and direct London rail links. Popular with families, retirees, and commuters alike, the town combines seaside charm with excellent value and strong long-term potential on the desirable Sussex coast.

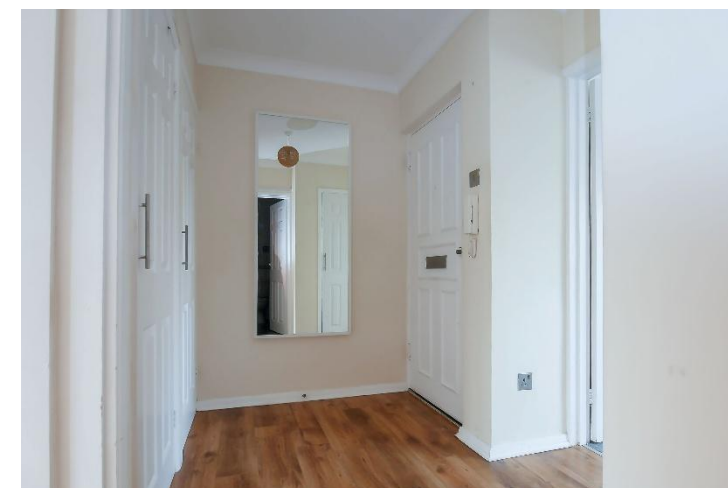


**Tenure:** Leasehold – We are advised that there are approximately 165 years remaining on the lease 189 years from December 2002 **You are advised to have this confirmed by your legal representative at your earliest opportunity.**

**Maintenance Fee:** £1,200 Per Annum

**Ground Rent:** TBC

**Energy Efficient Rating: E | Council Tax Band: A**



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  
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