



Ground Floor

Total Approx. Floor Area 698 ft² ... 64.9 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 any error, omission or mis-statement.
This plan is for illustrative purposes only and should be used as such by any prospective purchaser.
Prepared by 1st Image 2025

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
www.glyn-jones.com



BOGNOR REGIS EAST PRESTON LITTLEHAMPTON RUSTINGTON WEST WORTHING

10 Fitzroy Court, St. Marys Close, Littlehampton BN17 5QB £180,000 - Leasehold

Glyn-Jones



Glyn-Jones and Company are delighted to offer for sale this purpose-built ground floor flat, which offers spacious and stylish accommodation, ideal for first-time buyers, downsizers, or investors.

The flat features two generously sized double bedrooms, a bright and airy south-facing lounge, and a modern kitchen fitted with integrated appliances, and a stylish, contemporary bathroom.

The property is well-presented throughout, and benefits from two large cupboards in the hallway, gas-fired central heating, and double glazing.

Residents of Fitzroy Court have access to well-maintained communal gardens, providing washing lines and a pleasant outdoor space. There is also non-allocated residents' parking available.

BOGNOR REGIS EAST PRESTON LITTLEHAMPTON RUSTINGTON WEST WORTHING

10 Fitzroy Court, St. Marys Close, Littlehampton BN17 5QB
£180,000 - Leasehold



Fitzroy Court is situated in a peaceful residential cul-de-sac on St. Mary’s Close. This purpose-built development enjoys a quiet setting within a private road while still being within easy reach of the town’s many amenities, making it ideal for a range of buyers including professionals, retirees, and investors. The property benefits from excellent transport links, with Littlehampton railway station just a short walk away, offering direct services to London Victoria, Gatwick Airport, and other key destinations. The town centre is also within easy walking distance, providing a variety of shops, cafés, restaurants, and essential services such as doctors, dentists, and supermarkets. Littlehampton is well-known for its attractive seafront and beaches, with both East Beach and West Beach offering scenic spots to relax and enjoy coastal walks. The harbour and marina are perfect for those who enjoy boating or simply soaking in the views. For families and outdoor enthusiasts, there are numerous parks and green spaces nearby, as well as well-regarded local schools including The Littlehampton Academy.



Tenure: Leasehold – We are advised that there are approximately 69 years remaining on the lease (99 years from 29/09/1995).
You are advised to have this confirmed by your legal representative at your earliest opportunity.

Maintenance Fee: £1627.88 per annum
Ground Rent: £300.00 per annum
Energy Efficient Rating: TBC | Council Tax Band: B
We recommend you have this verified by your legal representative at your earliest convenience.

