



Total Area: 1833 ft² ... 170.3 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 Jlm 2025



Littlehampton Office  
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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.

**15 Connaught Road, Littlehampton,  
West Sussex, BN17 6ER**  
£350,000 - Freehold

**Glyn-Jones**



**Glyn-Jones and Company are delighted to offer a rare opportunity to purchase this attractive flint fronted Victorian house offering extended accommodation to the ground floor and NO FORWARD CHAIN.**

This property presents a versatile living space perfect for a growing family. With three/four bedrooms, one/two reception rooms, (reception room two/garden room with a feature boxed skylight and bi-folding doors) and a 26'2 kitchen/diner featuring boxed skylights with remote controlled openings, this home boasts plenty of room for entertaining guests or relaxing with loved ones. The ground floor bathroom, first floor shower room, additional kitchen, and utility room add convenience to everyday life. The property could benefit from some cosmetic updating, yet does offer modern comforts such as gas fired central heating and double glazing provide warmth and security throughout the property. The enclosed rear garden, complete with a hot tub, offers a peaceful retreat for outdoor relaxation. The layout of the property also lends itself to the possibility of being used as two separate flats if desired.



At an Average rating of **4.9/5** ★★★★★



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Property Information

Council Tax Band - C  
Energy Efficiency Rating - C  
Tenure - Freehold

We recommend you have this verified by your legal representative at your earliest convenience

Littlehampton is a seaside resort town, on the east bank at the mouth of the River Arun, nearby towns include Bognor Regis to the west and Worthing to the east. A mainline railway station provides a direct service to London Victoria and Gatwick Airport.

Littlehampton enjoys a wide range of restaurants and amenities including the marina, links golf course and well publicised East Beach Cafe. Local Primary schools are also within close proximity.

