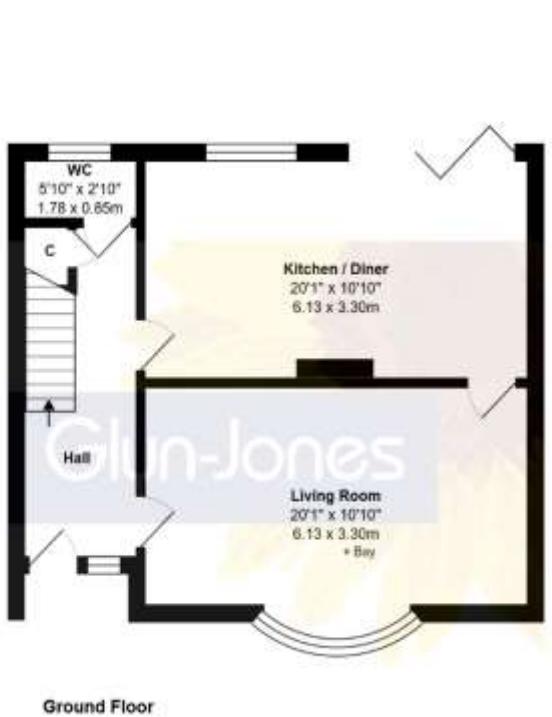




## Tree Tops, Toddington Lane, Littlehampton, BN17 6JX

£400,000 (Freehold)



Total Area: 1223 ft<sup>2</sup> ... 113.6 m<sup>2</sup>

Whilst every attempt has been made to ensure the accuracy of the floor plan contained herein, 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

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

WITH OVER...



COMPANY  
REVIEWS  
NOW  
RECEIVED

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.



Rustington Office  
01903 770095  
rustington@glyn-jones.com

Having been the subject of considerable improvement over recent years, this most attractive, staggered mid-terrace house, is now offered for sale featuring a stunning kitchen/dining room with range of integrated AEG appliances.

Internally, the property benefits from sizeable and well-appointed living accommodation throughout arranged as; three double bedrooms, all of which boast built-in storage; a southerly facing living room encompassing an open fireplace and striking bay window; the aforementioned kitchen/dining room, which also incorporates an extensive array of stylish fitted units, large work surface/breakfast bar, 'Quooker' tap, and bi-fold doors to the rear garden; an outstanding first-floor shower room/WC; and a ground floor cloakroom with modern suite.

A further attribute is the attractive landscaped garden to the rear, which is very well-enclosed and laid to a combination of lawn and porcelain tiling. There is also gated pedestrian access from the rear that leads to a small block of garages, wherein a private garage is located, along with adjacent off-road parking for two moderate sized vehicles.

WITH  
OVER...



COMPANY  
REVIEWS

At an Average rating of

4.9/5 ★★★★★

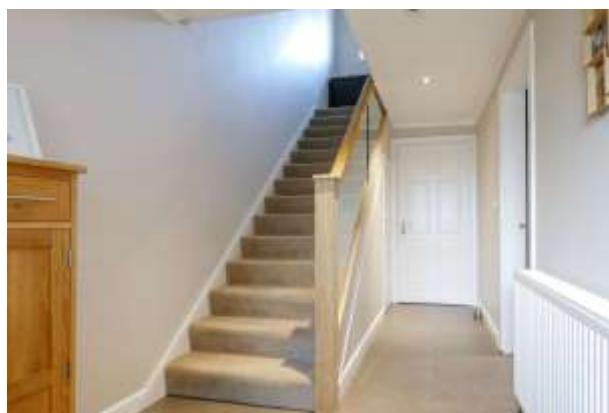


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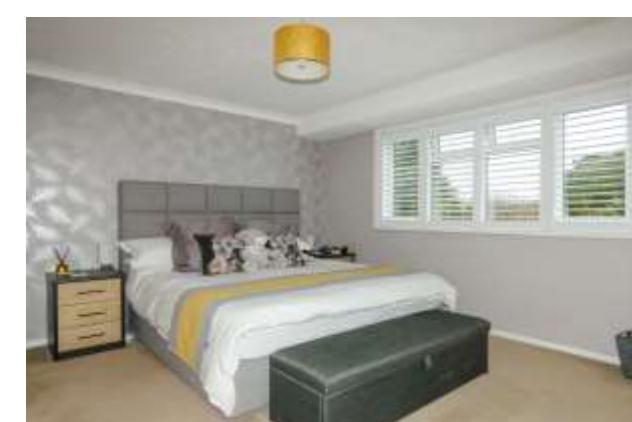
## Tree Tops, Toddington Lane, Littlehampton, West Sussex BN17 6JX

£400,000

Additional notable qualities include; gas central heating; under floor heating in both shower room and ground floor cloakroom; replacement uPVC double glazing; fitted shutter blinds; updated floor coverings; and redecoration throughout.



*...a stunning kitchen/dining room with range of integrated AEG appliances...*



WITH  
OVER...



COMPANY  
REVIEWS

At an Average rating of  
4.9/5 ★★★★★



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