



## White Horses Way, Littlehampton, BN17 6NH

Freehold

A Detached Family Home • Three Bedrooms • Garage with Electric Door • Driveway • Large Living Room with Additional Family Room • Plenty of Storage • Popular Location • A Short Walk to Littlehampton Beach • Approx. 1253 sq. ft (116 sq. m)

*Cooper Adams*

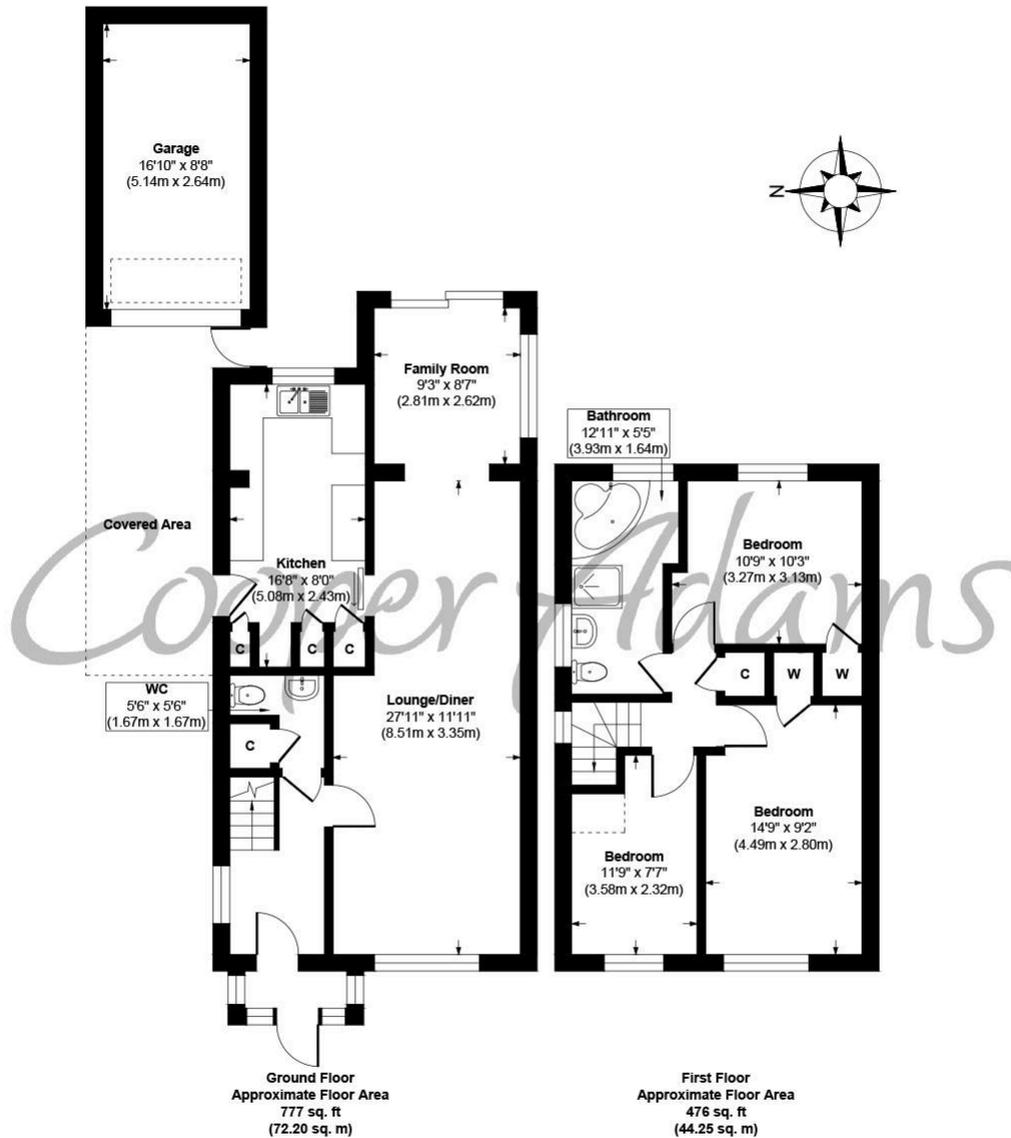
An extended three-bedroom home situated in a sought-after Littlehampton location! Upon entering, the porch and hallway lead to a spacious living room, offering a bright and welcoming space. To the rear, an additional reception room, ideal as a second living area or dining room, opens onto the garden via double sliding doors. The modern kitchen provides ample storage and space for freestanding appliances. A convenient ground-floor cloakroom completes this level. Upstairs, three bedrooms include two with built-in storage, and the family bathroom features a separate bath and shower, wash basin, and WC. Externally, the property boasts a garage with an electric door, a driveway, and a gated covered area offering secure parking. The low-maintenance rear garden is enhanced by a charming pond surrounded by vibrant seasonal flowers.

The seller requires a 'Reservation Agreement' to protect serious buyers as they proceed to exchange of contracts.



Littlehampton, a vibrant seaside town at the mouth of the River Arun, offers great shopping, entertainment, and day-to-day amenities. With two award-winning beaches, scenic river views, and captivating architecture like the Stage by the Sea, it's a popular destination for all. Leisure options include golf, cycling, and the Littlehampton WAVE Swimming and Sports Centre for indoor fun.





**White Horses Way, Littlehampton (Including Garage)**  
**Approx. Gross Internal Floor Area 1253 sq. ft / 116.45 sq. m**

Illustration for identification purposes only, measurements are approximate, not to scale

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Council Tax band: E, EPC Energy Efficiency Rating: D, EPC Environmental Impact Rating: D

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