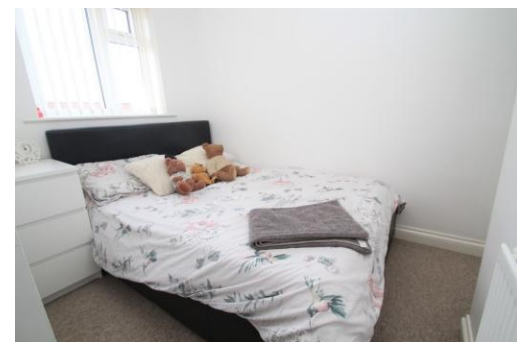




- End Of Terrace House
- Two Double Bedrooms
- Off Road Parking to Rear
- 12'7 Kitchen/Diner
- Private Rear Garden
- Ground Floor Cloakroom
- Double Glazing
- Gas Central Heating
- Viewing Highly Recommended
- CHAIN FREE

21 Esmonde Close, Littlehampton, BN17 6DZ

£264,950



Littlehampton Office 01903 719333  
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**KITCHEN/DINER 12' 7" x 7' 11" (3.84m x 2.41m)**

**LOUNGE 12' 5" x 8' 7" (3.78m x 2.62m)**

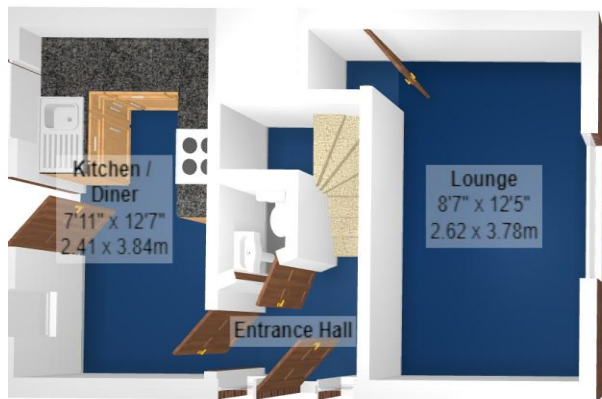
**BEDROOM ONE 12' 6" x 8' 9" (3.81m x 2.67m)**

**BEDROOM TWO 10' 11" x 6' 3" (3.33m x 1.91m)**

**SHOWER ROOM 5' 9" x 4' 8" (1.75m x 1.42m)**

**EPC RATING C**

**COUNCIL TAX BAND B**



**Ground Floor**



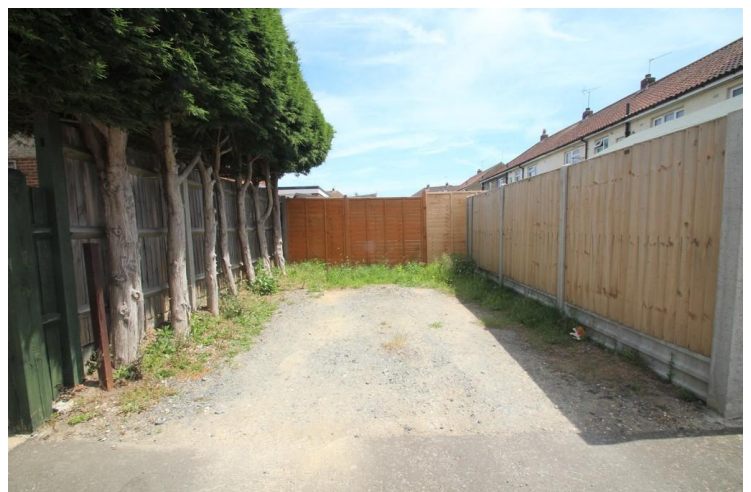
**First Floor**

Total Area: 572 ft<sup>2</sup> ... 53.1 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.

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These particulars are produced in good faith and are believed to be correct, but their accuracy is in no way guaranteed and they do not form part of a contract. We have not carried out a survey, nor tested the services, appliances and specified fittings. Room measurements are approximate.