



OVER 60?

Secure this property
for up to **59% less!**

Guide Price
£390,000

Freehold

2x  1x  1x 

**Timberleys,
Littlehampton, West
Sussex, BN17**

cubitt & west
Helping you move forwards



Main features

- Light & spacious home which was formerly a 3 bedroom and could easily be converted back
- Solar panels and integral garage
- Sunny rear garden
- Close to good schools for all ages
- Walking distance to local amenities

Accommodation

GROUND FLOOR

Entrance Hallway

Cloakroom

Lounge/Diner: 24'9 x 10'8 (7.55m x 3.25m)

Kitchen: 9'10 x 9'9 (3.00m x 2.97m)

FIRST FLOOR

Landing

Bedroom 1: 16'11 x 13'2 (5.16m x 4.02m)

Bedroom 2: 11'10 x 9'8 (3.61m x 2.95m)

Previous Bedroom 3: 10'0 x 7'0 (3.05m x 2.14m)

Bathroom

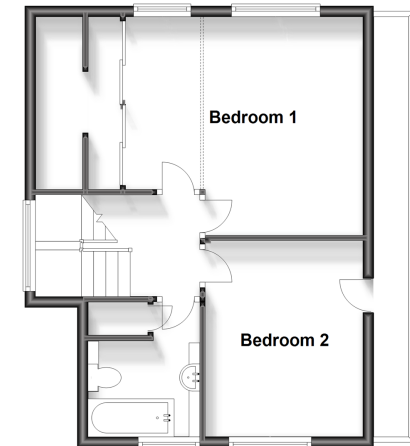
OUTSIDE

Front Garden

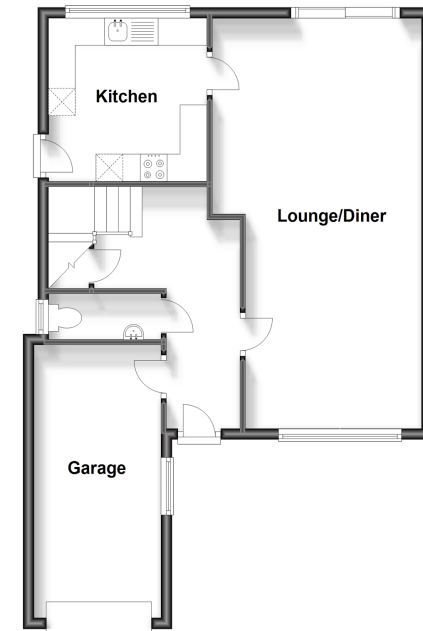
Rear Garden

Integral Garage

First Floor
Approx. 45.3 sq. metres (487.4 sq. feet)



Ground Floor
Approx. 61.3 sq. metres (660.0 sq. feet)



Call Rustington - 01903 775576 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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