



15 Peachey Way  
Littlehampton, West Sussex, BN17 7DA





## 15 Peachey Way

Boasting stunning rural views and located between the picturesque coastal hamlet of Climping and the vibrant town of Littlehampton is this beautifully presented detached modern home. This outstanding property enjoys an enviable position, being both light and spacious, with stunning far reaching rural views towards Arundel. Comprising four double bedrooms, three reception areas, a modern kitchen/breakfast room, utility room, cloakroom, en-suite to the master and guest bedroom and a further family bathroom. To the front of the property is a landscaped garden leading to a driveway and detached garage. The rear garden offers a good degree of privacy.

- Stunning rural views
- Beautifully upgraded
- 4 double bedrooms
- 3 reception rooms
- 3 bathrooms
- Kitchen/breakfast room
- Driveway and detached garage
- Landscaped front and rear gardens













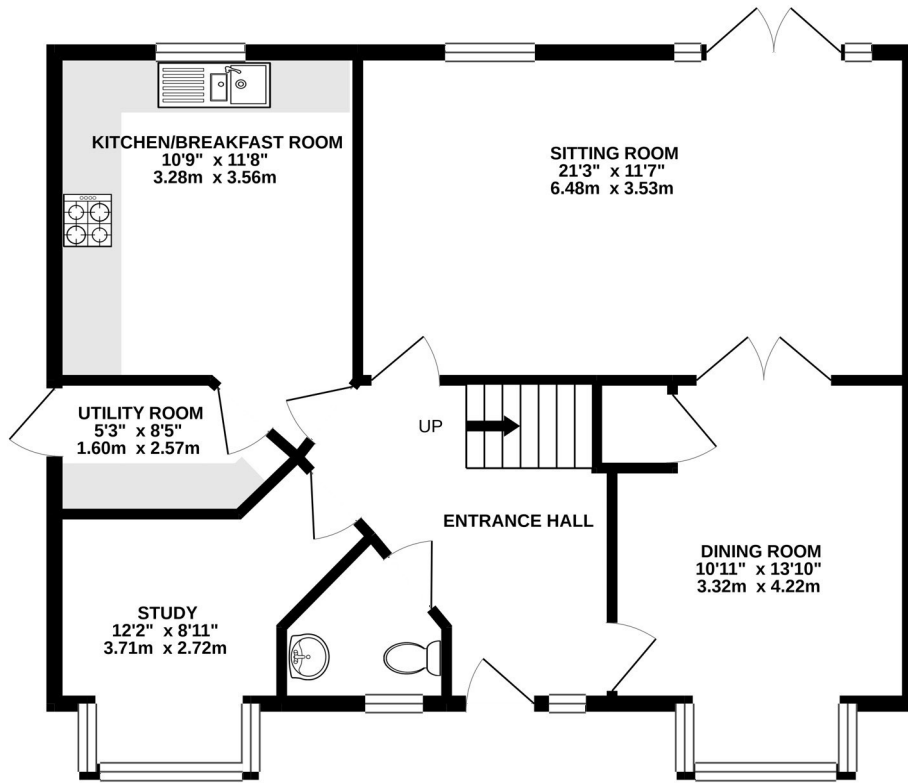




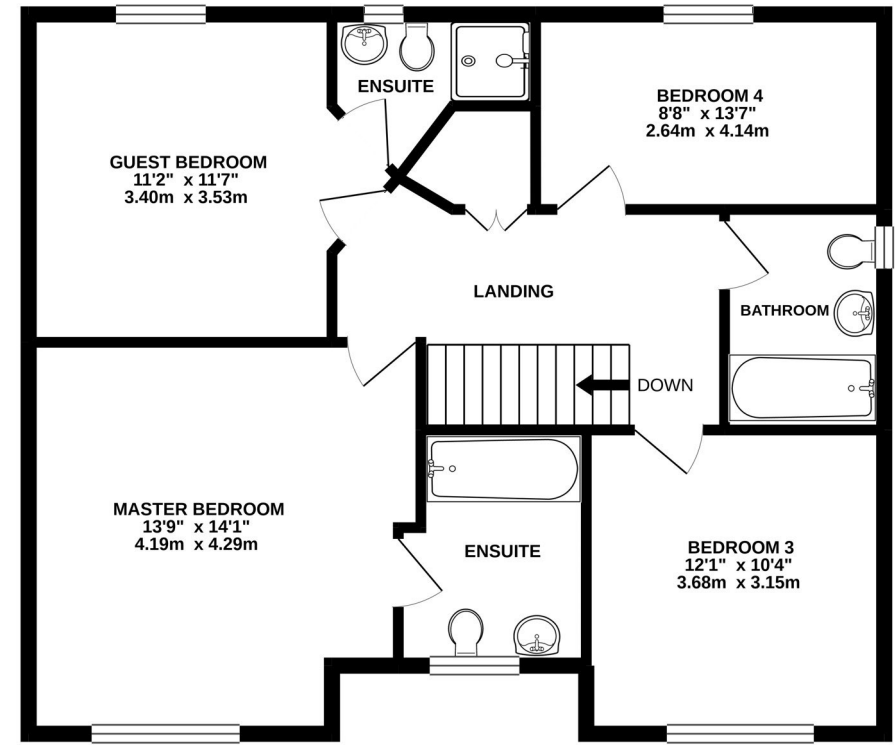




**GROUND FLOOR**  
777 sq.ft. (72.2 sq.m.) approx.



**1ST FLOOR**  
802 sq.ft. (74.5 sq.m.) approx.



**TOTAL FLOOR AREA : 1579 sq.ft. (146.7 sq.m.) approx.**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**Services**

Water, gas, electricity and mains drainage are connected.  
Please note that none of the services or appliances have been tested by Pegasus.

**Council Tax**

Arun District Council Tax: Band F

**Viewings by appointment only**

Please contact Pegasus on 01243 940940 or call into our office to arrange a viewing of this property.





**Pegasus Properties**

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