



7 Neal Crescent, Wick, BN17 7TH

£375,000

- Three Bedroom Detached House
- Uninterrupted Views Towards 'Black Ditch' & Poling From First Floor
- 18'5 Double Aspect Southerly Lounge Overlooking Garden
- Vacant Possession
- Tandem Length Off Road Driveway Parking
- 18'4 Double Aspect Kitchen/Diner
- Popular 'Hampton Park' Development
- Landscaped, Southerly Facing Rear Garden
- 18'5 Master Bedroom Suite With Dressing Area & En-Suite Shower Room
- Chain Free

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Modern Three-Bedroom Detached Home in the Popular 'Hampton Park' Development – Chain Free

Offered with vacant possession and no onward chain, this superb three-bedroom detached house is perfectly positioned within the desirable Hampton Park development, combining a spacious & bright interior with stunning outdoor views!

This well-designed home features an impressive 18'5" southerly-facing lounge, enjoying a dual aspect and overlooking the beautifully landscaped south-facing rear garden, offering the perfect space for relaxation or entertaining. The airy refitted 18'4" kitchen/diner, also double aspect, provides a stylish and sociable hub for modern family life.

Upstairs, the generous 18'5" master bedroom suite benefits from its own dressing area and an en-suite shower room, while uninterrupted views across 'Black Ditch' and Poling can be enjoyed from the first floor, enhancing the sense of tranquillity this property offers.

Additional highlights include a tandem-length off-road parking, a southerly facing rear garden, and a quiet residential location close to local amenities, schools, and transport links.

This home is an ideal choice for families or professionals seeking space, comfort, and a peaceful setting—all with the convenience of being chain free.



Council Tax Band: D

Tenure: Freehold



KITCHEN/DINER

18'4 x 9'2

LOUNGE

18'5 x 10'2

UTILITY ROOM

6'3 x 5'8

GROUND FLOOR

CLOAKROOM

BEDROOM ONE

18'5 max x 10'3

EN-SUITE

7'2 x 3'9

BEDROOM TWO

10'6 x 9'3

BEDROOM THREE

9'3 7'5

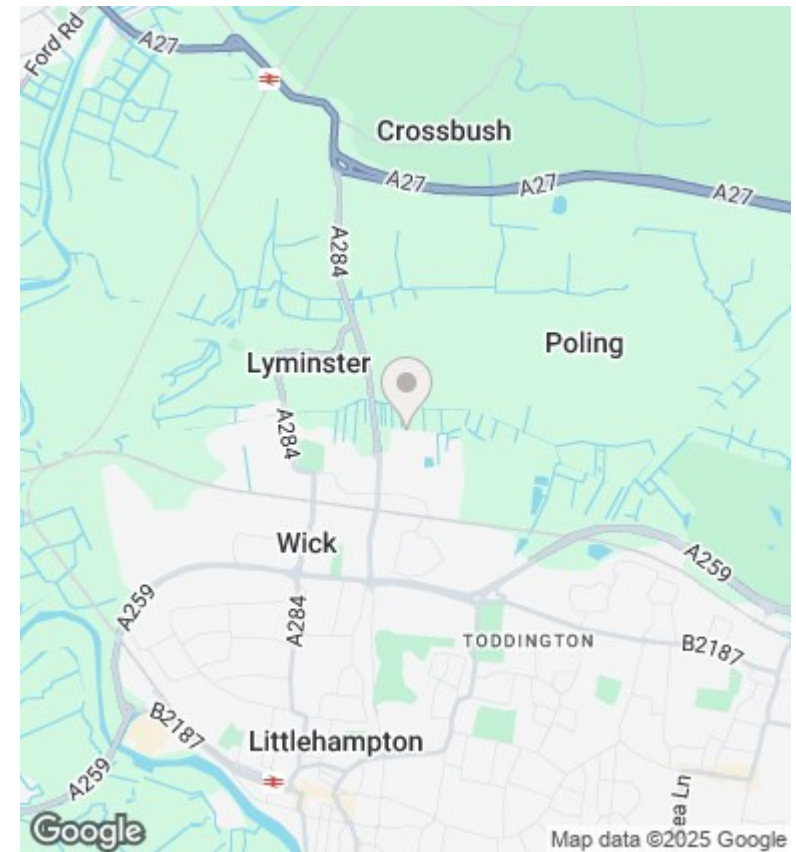
BATHROOM

7'0 x 6'2

AGENTS NOTE

This property has recently been underpinned due to subsidence and benefits from a 25 year guarantee for the works completed. Please consult your mortgage lender/broker before viewing .





Littlehampton is a charming seaside town sheltered by the South Downs and providing a range of amenities to suit individuals, couples and families of all ages. The town benefits from two beaches with the popular East Beach providing a long promenade, family fun at Harbour Park, the award winning East Beach café, childrens playground and many other highlights. West Beach offers a quieter experience with the unspoilt grassy sand dunes offering ideal dog walking opportunities as well as watersports for those seeking adventure.

The River Arun divides the two beaches and offers traditional seaside fun as well as modern cafes and restaurants as well as stunning views. The town's other recreational facilities include a cinema, modern sports centre, museum and golf course as well as many parks and green spaces. The mainline train station will take you to Gatwick Airport, Victoria Station and beyond. Littlehampton is located approximately 7 miles from Worthing and 13 miles from Chichester. There are a number of primary and junior schools in the town as well as The Littlehampton Academy. In the High Street you will find a range of shops including household names and independent shops.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	83	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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.