

The logo consists of the letters 'Sw' in a stylized, cursive, gold-colored font, set against a dark blue square background.

Sims Williams



FLAT 16, 5-6 SOUTHGATE, CHICHESTER, SUSSEX, PO19 8GU

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# £275,000 Leasehold

FLAT 16, 5-6, SOUTHGATE,  
CHICHESTER,  
SUSSEX, PO19 8GU

- Second Floor Apartment
- City Centre Location
- Stylish Kitchen/Dining Room
- Integrated Appliances
- Sitting Room
- Modern Bathroom/Shower
- Double Bedroom
- Lift Service
- FINAL THREE REMAINING

## EPC RATING

Current =  
Potential =

## COUNCIL TAX BAND

Band = TBC

A beautiful contemporary second floor apartment located at the southern end of the city centre in a new development by St Cross Homes Limited. Superbly presented, the property has lovely kitchens with high quality units incorporating handle less soft close doors and drawers and pelmet lighting. Fully integrated Neff appliances with induction hob, multi function oven 'fridge/freezer, dishwasher, washer/dryer and Blanco sink with mixer tap.

The bathroom has a stylish suite of bath with mixer taps and shower over, white sanitary ware, marble effect wall and floor tiles.

The flooring throughout the remainder of the apartment is high quality Kardean in the hallway and sitting room and carpeting in the bedroom.

Heating is via a pressured hot water system linked to an electric boiler.

Tenure - Leasehold. New 125 year lease. Service Charge - To be confirmed. Ground Rent - To be confirmed.

## Disclaimer

As the seller's agent we are not surveyors or conveyancing experts and as such we cannot and do not comment on the condition of the property or issues relating to title or other legal issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions.

## Location

The property is located opposite our offices in Southgate.

