



94 Gainsborough Drive, Selsey

Guide Price £285,000

94 Gainsborough Drive

Selsey, Chichester

Offered to the market is this Two bedroom end terraced house located in the east beach area of Selsey. The property is set back from the roadside with a view over the small green to the front and unlike others benefits from a double garage (currently blocked up internally).

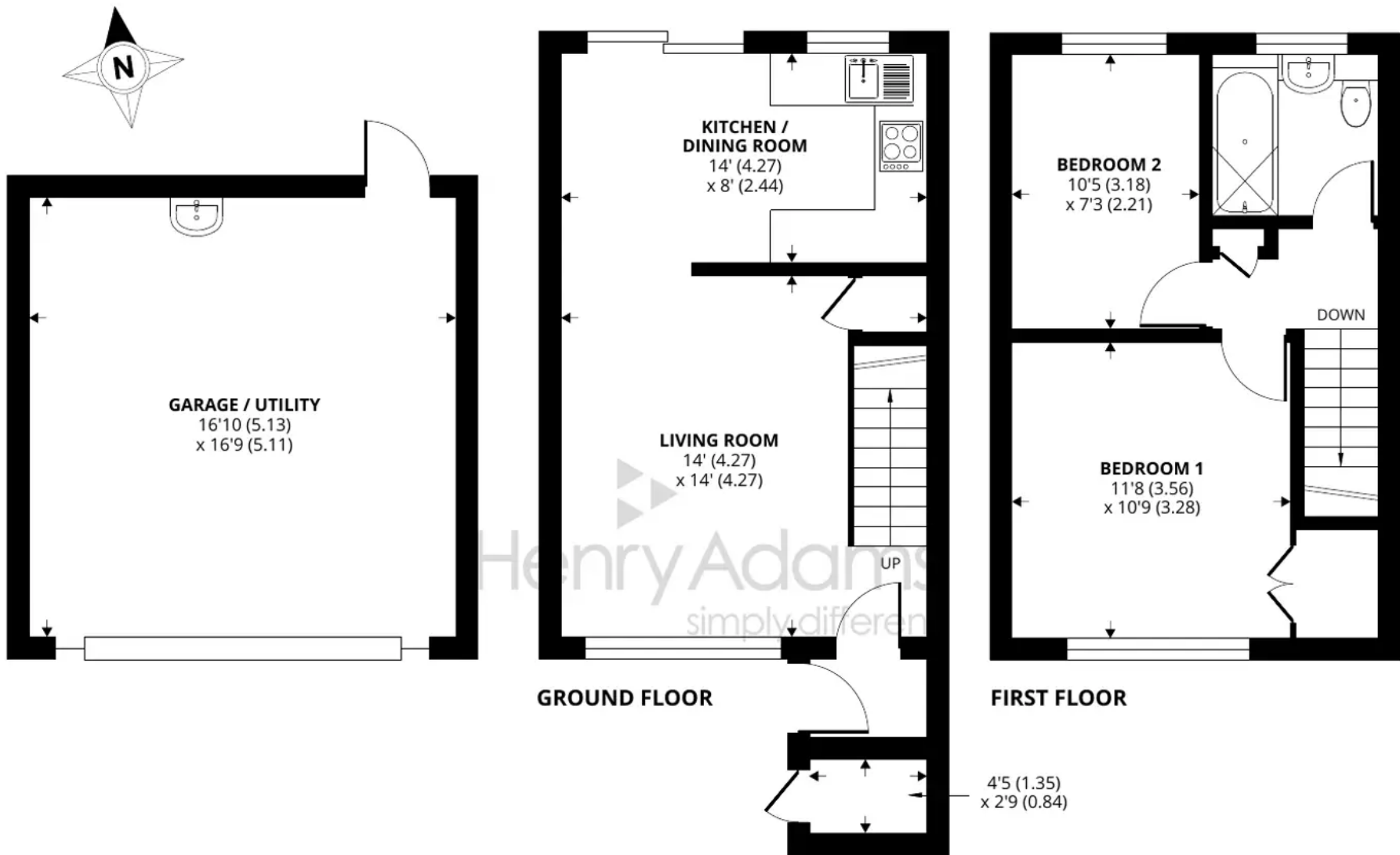
Approached over a pedestrian pathway a double glazed front door opens to the entrance porch, with further door to the near 14ft sq (max) living room. Also on the ground floor there is an open plan kitchen breakfast room to the rear of the house with double glazed patio doors to the rear garden. Stairs lead up to the 1st floor where there are two double bedrooms and a family bathroom with large bath with shower over.

Externally there is a double garage located in the block to the side of the house, which is directly accessible from the garden, and features a cold water feed, light, power and waste drain. The westerly facing rear garden is mainly laid to lawn, with a decked seating area and timber shed. Side access from the garden leads into the parking area & a personal door into the double garage.

Council Tax band: C EPC Rating: C

- End Terraced House
- Two Double Bedrooms
- Living Room
- Open Plan Kitchen Breakfast Room
- Gas Heating & Double Glazing
- Double Garage (blocked up internally)
- NO Onward Chain





94 Gainsborough Drive, Selsey, Chichester, PO20 0HG

Approximate Area = 641 sq ft / 59.5 sq m

Garage = 283 sq ft / 26.3 sq m

Outbuilding = 13 sq ft / 1.2 sq m

Total = 937 sq ft / 87 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Henry Adams. REF: 1060435





Henry Adams - Selsey

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Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any