



4 Lime Close, Chichester

A terraced house in a cul-de-sac position.

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- ▶ Vacant possession
- ▶ Sitting room
- ▶ Cloakroom
- ▶ Courtyard garden
- ▶ Three bedrooms
- ▶ Kitchen/diner
- ▶ Bathroom/WC
- ▶ Garage

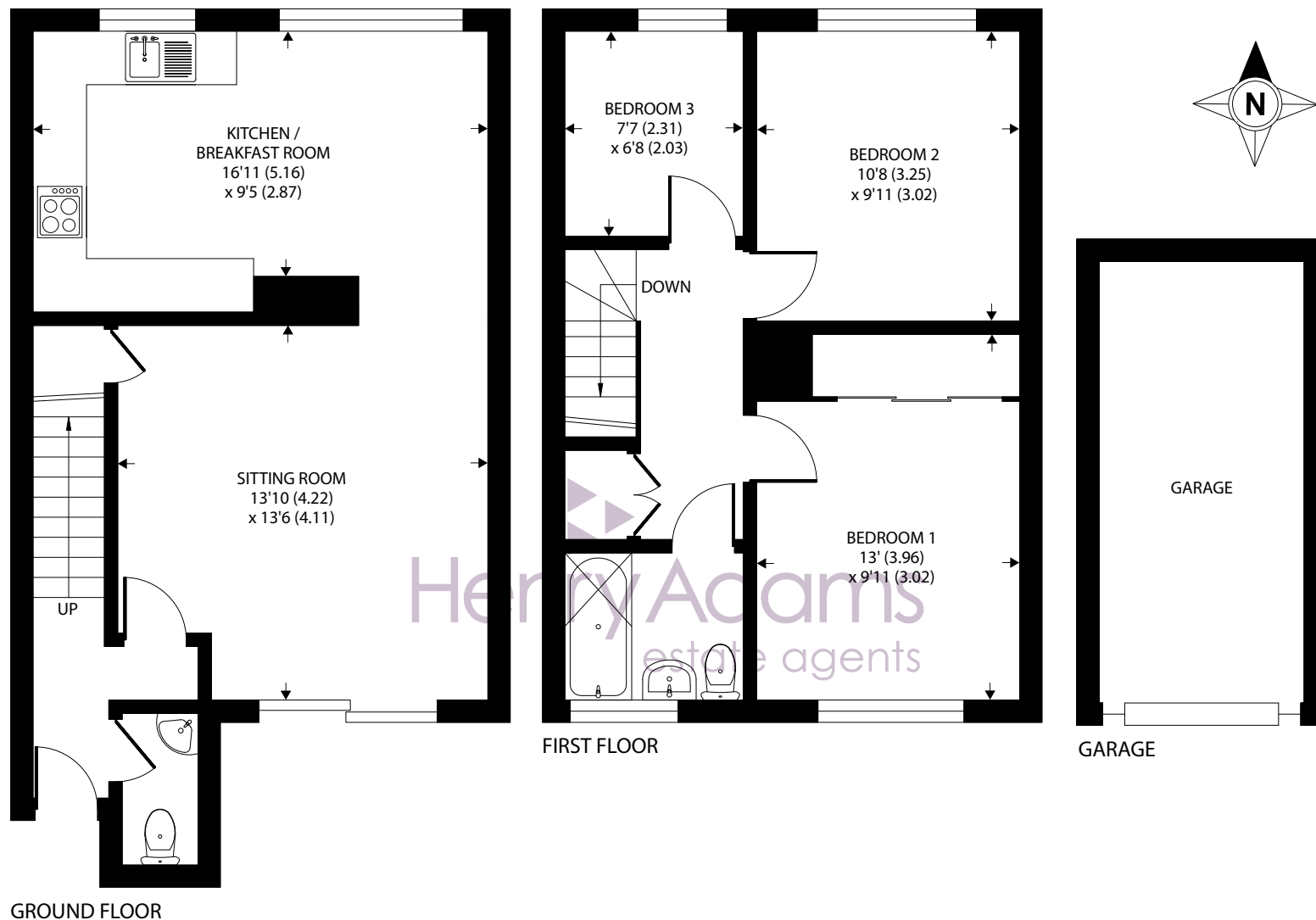
Situated in a cul-de-sac location which is conveniently situated for the university, hospital and city centre, lies this terraced house. Benefiting from vacant possession, the property has recently been vacated by tenants so there are valid Gas and Electric Safety Certificates.

The well-proportioned accommodation consists of a cloakroom, kitchen/diner and a sitting room with doors leading out to the low maintenance principal garden. On the first floor, three bedrooms can be found along with a bathroom/WC.

Outside, the garden has been paved for ease of maintenance. The property benefits from a garage which is situated close to the property.

Chichester District Council - 24/25 Tax Band D £2,225.10





Approximate Area = 880 sq ft / 81.7 sq m

Garage = 127 sq ft / 11.7 sq m

Total = 1007 sq ft / 93.4 sq m

For identification only - Not to scale



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 service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Location

Nearby there is a modern local convenience store and St Richards hospital. The cathedral city of Chichester offers excellent high street shopping, many fashionable restaurants, cafes and bars, the Festival Theatre and a mainline station to London Victoria. Goodwood is famous for its many event days including the world renowned Festival of Speed and Goodwood Revival for motor racing enthusiasts and a season of horse racing including the Qatar Goodwood Festival. There are superb facilities around Chichester Harbour and the beaches at West Wittering. The area is a paradise for wildlife enthusiasts, with beautiful walks and cycle tracks over the South Downs and around the harbour.

Directions

Proceed east out of Chichester on St Pancras (A285) and at the mini roundabout turn left into Spitalfield Lane. Take the first turning on the left into Lime Close and the property will be found on the right.

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