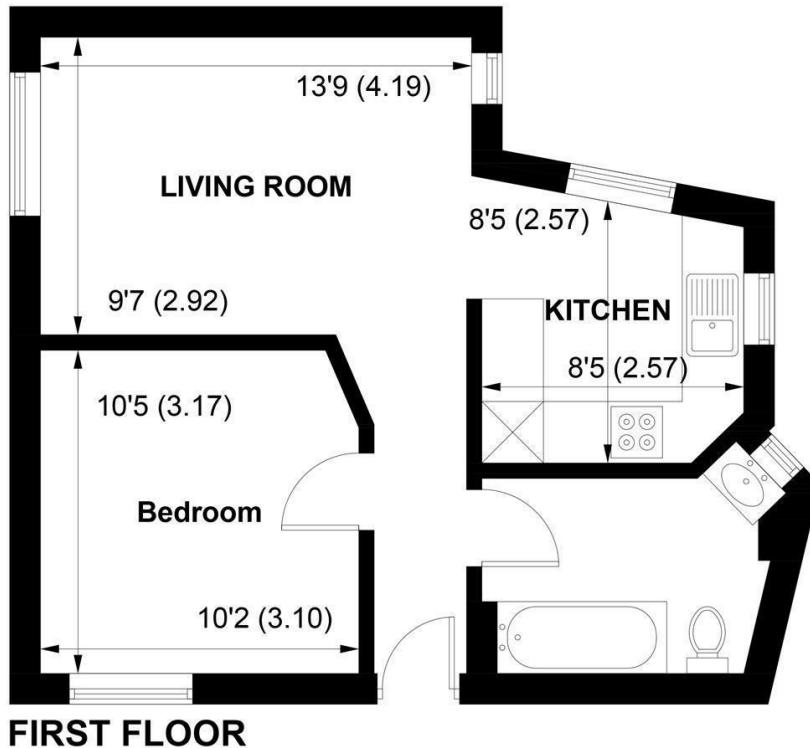




Sims Williams



FLAT 3, 6 COOPER STREET, CHICHESTER, WEST SUSSEX, PO19 1EB



**CHICHESTER OFFICE**

8-9 Southgate  
Chichester  
PO19 1ES

Tel 01243 836055  
[lettings@simswilliams.co.uk](mailto:lettings@simswilliams.co.uk)  
[simswilliams.co.uk](http://simswilliams.co.uk)

# £850 PCM

FLAT 3, 6, COOPER STREET,  
CHICHESTER,  
WEST SUSSEX, PO19 1EB

- One Bedroom Apartment
- Great City Centre Location
- Bright Lounge With Double Aspect
- Modern Kitchen With Integrated Appliances
- Double Bedroom
- Modern Bathroom
- Economy 10 Heating
- Bike Store On Ground Floor
- Five Week Security Deposit

## EPC RATING

Current = E  
Potential = C

## COUNCIL TAX BAND

Band = B

First floor apartment within a block of 3 with secure entry system.

Upon entering the property there is a hallway with access to all rooms and leading immediately in to the lounge. The lounge is of a good size with a dual aspect.

The kitchen is finished to a modern standard with white eye and base level units, integrated electric oven and hob with extractor over and fridge with ice box.

The bedroom is a double room with small cupboard housing the fuse box.

The bathroom is of a good size with white suite and shower over bath, ladder style radiator and cupboard with space and plumbing for a washing machine.

The property has been newly painted in neutral colour, has economy 10 heating system in place and double glazing throughout.

There is a communal bike store on the ground floor.

*Application and Fees Holding Deposit – capped at One weeks rent Paid by you to reserve the Property. This will only be retained by us if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 calendar days.*

