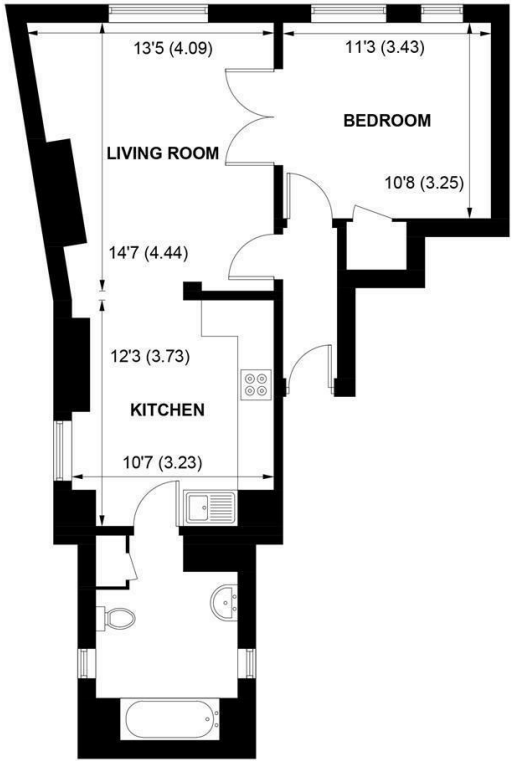
Sims Williams



FLAT 1, 1A LITTLE LONDON, CHICHESTER, WEST SUSSEX, PO19 1PH



FIRST FLOOR

APPROXIMATE GROSS INTERNAL AREA = 577 SQ FT / 53.6 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2020 ©
Produced for Sims Williams

CHICHESTER OFFICE

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£950 PCM

FLAT 1, 1A, LITTLE LONDON,
CHICHESTER,
WEST SUSSEX, PO19 1PH

- First Floor Apartment
- Entrance Hall
- Lovely Period Building
- Fitted Kitchen
- Sitting Room With Feature Brick Fireplace
- One Double Bedroom
- Bathroom
- Superb Central Location
- Deposit: Five Weeks' Rent

EPC RATING

Current = D
Potential = D

COUNCIL TAX BAND

Band = B

The property is approached via an entrance in Little London, with a communal entrance serving another apartment. The private entrance hall has an entry phone system and it leads to the sitting room. This overlooks East Street and has a feature brick fireplace (not usable).

The bedroom is of an excellent size and has a cupboard. The kitchen is well fitted with a range of units, including hob and oven and it is large enough to accommodate a breakfast table. the bathroom has a white suite and includes a bath and shower attachment. There is electric heating.

The apartment is conveniently situated given its proximity to all the shops and restaurants in the centre and also Chichester Mainline Train Station.

Chichester has varied shops and restaurants, centred around The Cross, an ancient monument not far from the cathedral.

The city has a range of other attractions, including Pallant House Gallery and the Festival Theatre. There is golf and racing at Goodwood and sailing at Chichester Harbour. There is a lovely sandy beach at West Wittering and the South Downs are a major local attraction.

The property is set just off East Street, as you enter Little London, on the left hand side. It is literally in the heart of the city's shops and restaurants.

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.









The Property Ombudsman

Viewing Strictly by arrangement via the vendor's Sole Agent Sims Williams 01243 836055
These particulars are believed to be correct but their accuracy is not guarantee and they do not form part of any contract