

3 Cedar Cottage, Shellbridge Road, Slindon Common, BN18 0NB

£395,000 Freehold

2 Bedrooms | 1 Bathroom | 1 Reception Room

Sims Williams

## Key Features

- Cash Buyers Only
- 1930s Colt House
- First Time To Market In 80 Years
- South Downs National Park
- Approx 1/4 Acre Plot
- Kitchen/Diner/Family Room
- 2 Double Bedrooms
- Bathroom & Utility
- Ample Parking

## EPC Rating

Current = D
Potential = A

## Council Tax Band

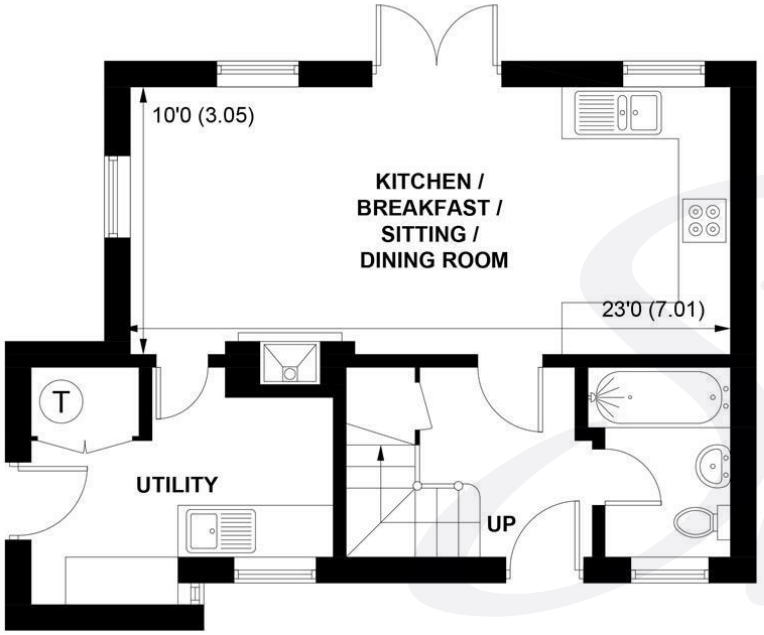
Band = C

## Tenure - Freehold

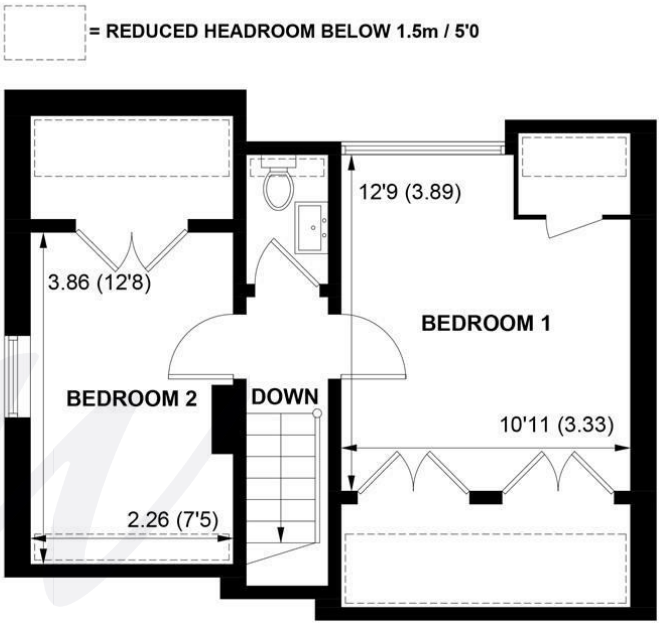







GROUND FLOOR




FIRST FLOOR

APPROXIMATE GROSS INTERNAL AREA = 842 SQ FT / 78.2 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2026 ©
Produced for Sims Williams

simswilliams.co.uk


CHICHESTER

8-9 Southgate
Sales 01243 787868
Lettings 01243 836055
chichester@simswilliams.co.uk

WALBERTON

5 Maple Parade
Sales 01243 551368
Lettings 01243 836055
walberton@simswilliams.co.uk

ARUNDEL

8a High Street
Sales 01903 885678
Lettings 01903 881133
arundel@simswilliams.co.uk

BOGNOR REGIS

46 High Street
Sales 01243 862626
Lettings 01243 836055
bognor-regis@simswilliams.co.uk



Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 551368. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.