



8 John Arundel Road, Chichester, PO19 3LG

£335,000 Freehold



3 Bedrooms



1 Bathroom



3 Reception Rooms

*SW*

Sims Williams

## Key Features

- No Onward Chain
- Desirable Parklands Location
- Semi-Detached Property
- Sitting Room & Dining Room
- Fitted Kitchen
- 3 Bedrooms
- Family Bathroom & WC
- East Facing Rear Garden
- Car Port & Parking

## EPC Rating

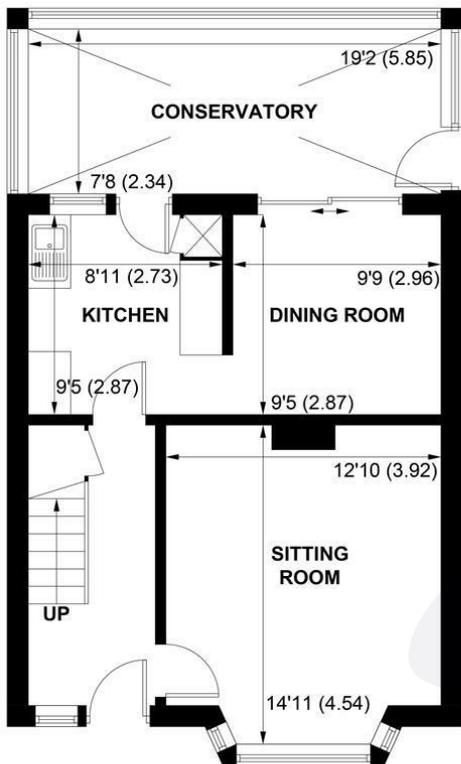
Current = E  
Potential = B

## Council Tax Band

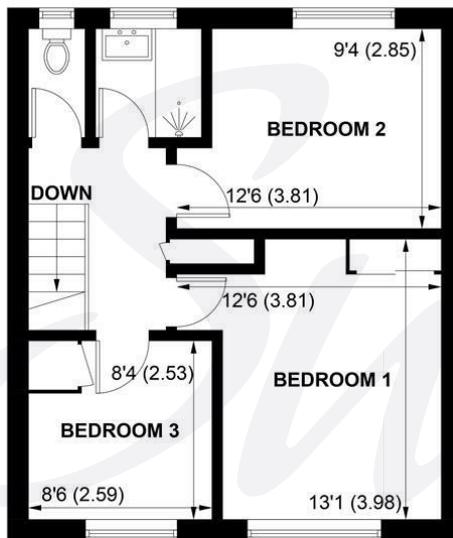
Band = C

## Tenure - Freehold

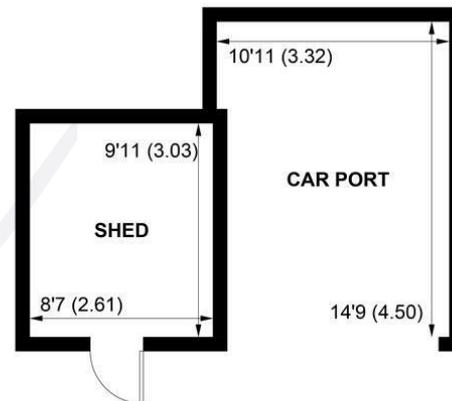




GROUND FLOOR



FIRST FLOOR



(NOT SHOWN IN ACTUAL  
LOCATION / ORIENTATION)

APPROXIMATE GROSS INTERNAL AREA = 1063 SQ FT / 98.8 SQ M

SHED = 85 SQ FT / 7.9 SQ M

TOTAL = 1148 SQ FT / 106.7 SQ M (EXCLUDING CAR PORT)

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2025 ©

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#### CHICHESTER

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8-9 Southgate

Sales 01243 787868

Lettings 01243 836055

[chichester@simswilliams.co.uk](mailto:chichester@simswilliams.co.uk)

#### WALBERTON

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5 Maple Parade

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Lettings 01243 836055

[walberton@simswilliams.co.uk](mailto:walberton@simswilliams.co.uk)

#### ARUNDEL

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8a High Street

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Lettings 01903 881133

[arundel@simswilliams.co.uk](mailto:arundel@simswilliams.co.uk)

#### BOGNOR REGIS

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46 High Street

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Lettings 01243 836055

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Viewing Strictly by arrangement via the vendor's agent Sims Williams 01243 787868. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract.