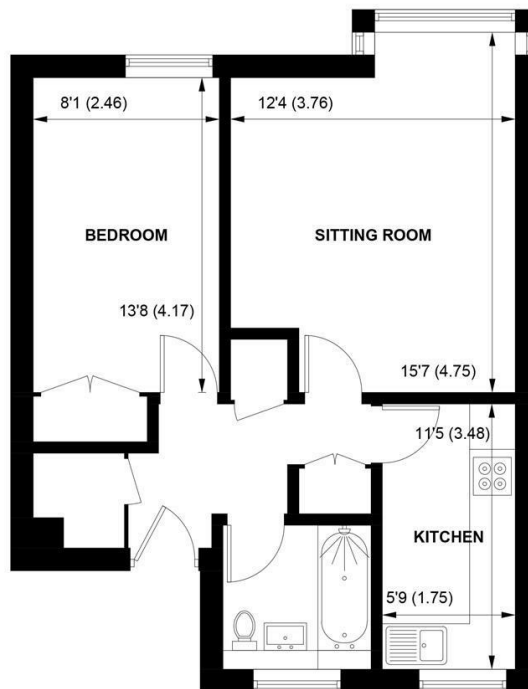




Sims Williams



FLAT 29 OAKLANDS COURT, SOMERSTOWN, CHICHESTER, WEST SUSSEX, PO19 6AF



APPROXIMATE GROSS INTERNAL AREA = 504 SQ FT / 46.8 SQ M

**NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2024 ©
Produced for Sims Williams**

CHICHESTER OFFICE

8-9 Southgate
Chichester
PO19 1ES

Tel 01243 787868
chichestersales@simswilliams.co.uk
simswilliams.co.uk

£180,000 Leasehold

FLAT 29 OAKLANDS COURT,
SOMERSTOWN,
WEST SUSSEX, PO19 6AF

- Second Floor Apartment
- No Onward Chain
- Sitting Room
- Modern Fitted Kitchen
- Double Bedroom
- Bathroom
- Parking Space
- Garage In Compound
- Favoured Chichester Location

EPC RATING

Current = E
Potential = C

COUNCIL TAX BAND

Band = B

Offered for sale with no onward chain is this well-appointed second floor apartment located within the popular Somerstown area of Chichester, just north of the city and within easy walking distance to the centre. An array of amenities including shops, restaurants and local attractions are all just a short stroll away.

The property would benefit from some updating and accommodation comprises communal entrance with stairs leading to personal front door opening onto the hallway.

The good sized sitting/dining room is light and spacious, with ample room for table and chairs. The kitchen is fitted with a range of modern units with electric oven, hob and extractor over. Integrated appliances include fridge freezer, dishwasher and washing machine.

The double bedroom is fitted with built-in cupboards and the bathroom consists of a white suite comprising bath, wash basin and WC.

Outside there is a garage in a nearby compound and resident permit parking.

The property has 113 years remaining on its 125 year lease. Service charge is £193 per calendar month and ground rent is included within this figure.

Disclaimer...

As the seller's agent we are not surveyors or conveyancing experts and as such we cannot and do not comment on the condition of the property or issues that may affect this property, unless we have been made aware of such matters. Interested parties should employ their own professionals to make such enquiries before making any transactional decisions.

Directions...

From our office in Southgate head west along Avenue de Chartres. Turn right at the roundabout and continue to the Westgate roundabout. Head straight across into Orchard Street and at the Northgate roundabout take the second exit into Broyle Road. In a short distance turn left into Somerstown where the block will be found on the right hand side.

