

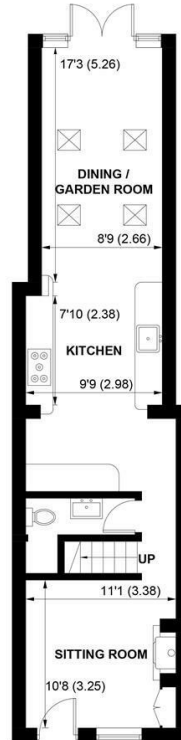


Sims Williams

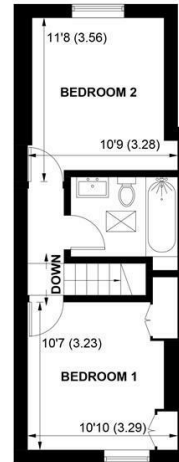


68, OIVING ROAD, CHICHESTER, WEST SUSSEX, PO19 7EW





GROUND FLOOR



FIRST FLOOR

APPROXIMATE GROSS INTERNAL AREA = 818 SQ FT / 76.0 SQ M

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

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£375,000 Freehold

68, OVING ROAD,
CHICHESTER,
WEST SUSSEX, PO19 7EW

- Victorian Terraced Cottage
- Sitting Room
- Cloakroom
- Fitted Kitchen/Dining/Sitting Room
- 2 Double Bedrooms
- Bathroom
- Lovely Gardens
- Gas Central Heating
- Must Be Viewed

EPC RATING

Current = C

Potential = B

COUNCIL TAX BAND

Band = C

A beautifully extended and stylishly presented terraced Victorian cottage.

Sitting room with front door and lovely open fireplace with cast iron log burner. Stairs to first floor and cloakroom with WC and wash basin,

The superb cottage style kitchen has oak counter tops with ceramic butler sink and comprehensive range of cupboards and drawers under. There are further storage cupboards and integrated appliances including larger style 'fridge/freezer, electric oven, dishwasher and induction hob with extractor over.

The kitchen opens onto a further sitting room with vaulted ceiling and 4 skylight windows. There are double doors out onto the rear gardens.

On the first floor there are 2 double bedrooms and a bathroom with bath and shower over.

Outside the rear gardens are principally laid to lawn and enclosed within a fenced boundary.

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 the centre proceed into the Hornet and at the Four Chesnuts Public House turn left into Oving Road. At the mini roundabout carry on over and the house is on the left hand side.



