

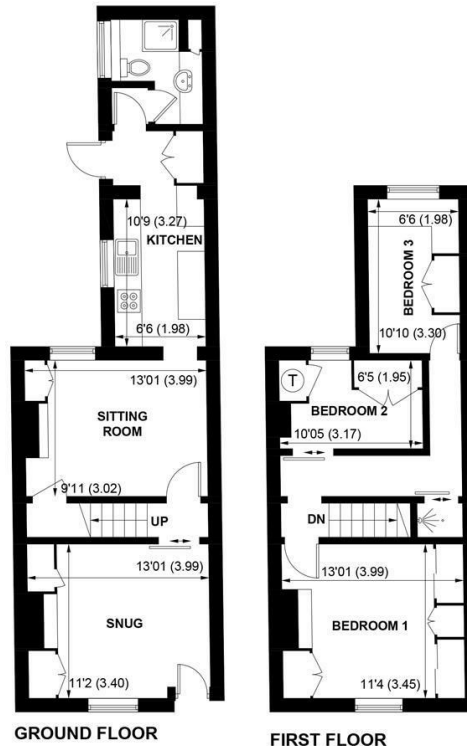


Sims Williams



25, FRANKLIN PLACE, CHICHESTER, WEST SUSSEX, PO19 1BL





APPROXIMATE GROSS INTERNAL AREA = 880 SQ FT / 81.8 SQ M

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

CHICHESTER OFFICE

8-9 Southgate
Chichester
PO19 1ES

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

£395,000 Freehold

25, FRANKLIN PLACE,
CHICHESTER,
WEST SUSSEX, PO19 1BL

- Terraced Victorian Cottage
- 2 Reception Rooms
- Kitchen
- Ground Floor Shower Room
- 3 First Floor Bedrooms
- Shower
- Southerly Facing Gardens
- No Forward Chain
- Close To The City Centre

EPC RATING

Current = F

Potential = B

COUNCIL TAX BAND

Band = E

This charming terraced cottage near the centre of Chichester has bags of character.

The front door opens onto the sitting room which has a fireplace with cupboards either side and a doorway to the stairs to the first floor. The dining room has a fireplace and under stairs storage cupboard.

The kitchen leads from the dining room and has a range of counter tops with cupboards and drawers under. Wall cupboards. Space and plumbing for washing machine. Space for range cooker.

Rear lobby with door to garden and door to shower room with shower cubicle, wash basin and low level WC.

On the first floor there are 3 bedrooms and a shower cubicle.

The rear gardens have a lovely southerly facing aspect and back onto the ancient Roman walls.

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

At the top of North Street turn right into Franklin Place.



