



5 Gate House, Edinburgh Square, Midhurst GU29 9NL

A spacious and light top floor, two bedroom, two bathroom apartment located in the heart of Midhurst old town.



- ▶ **Top Floor Apartment**
- ▶ **Spacious Reception With Feature Fireplace**
- ▶ **No Onward Chain**
- ▶ **Separate Shower Room**
- ▶ **First Come First Served Parking**
- ▶ **Kitchen Diner**
- ▶ **Ensuite Bathroom With Rolltop Bath**
- ▶ **Midhurst Old Town Location**
- ▶ **Share Of Freehold**
- ▶ **Service Charge £3140 Per Annum**

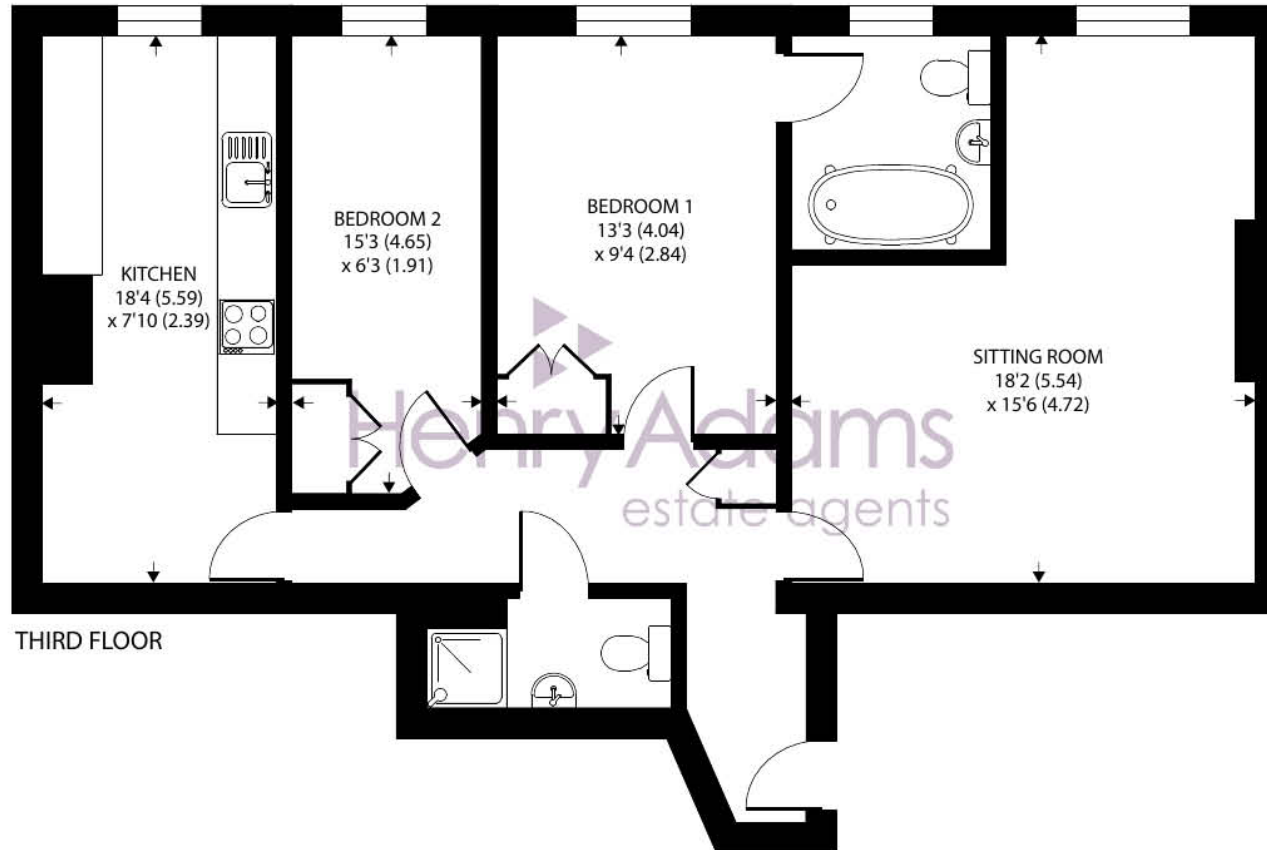
Nestled within a charming neighbourhood, this spacious two bedroom, top floor apartment offers a perfect blend of old world charm and modern comfortable living. As you step inside, you are greeted by a bright and airy living space with decorative feature fireplace, and a well-appointed kitchen diner with wooden worksurfaces and integrated appliances, with space for a table and chairs - ideal for both intimate gatherings and every-day living.

There are two generously sized bedrooms, each offering a peaceful retreat at the end of the day. The master bedroom boasts an ensuite bathroom with freestanding rolltop bath, and both bedrooms benefit built-in wardrobes.

Beyond its charming interior, this apartment is situated in a highly sought-after location in Midhurst old town, and offers easy access to a variety of local amenities, including shopping, dining, and entertainment options. With its proximity to public transportation and major roadways, commuting to nearby towns is a breeze, making this residence an ideal choice for those seeking both convenience and comfort. There is also Residents parking available on first come first served basis.

In conclusion, this two bedroom apartment presents a rare opportunity to experience modern living at its finest. Whether you are a first-time buyer looking to start your homeownership journey or a discerning investor seeking a lucrative rental property, this apartment is sure to impress.





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Approximate Area = 807 sq ft / 75 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Henry Adams. REF: 1154439

Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

Location And Amenities

The thriving town of Midhurst resides on the Surrey and Sussex border. Full of listed buildings, attractive shops and narrow lanes, it's also blessed with charming hotels and restaurants. There are also primary schools, an Academy College, leisure complex, medical centre, a library, Sainsburys and the Cowdray Park golf course. The town has previously been declared as one of the best places to live in the South East by a Sunday Times survey which was based on a number of criteria including lifestyle, crime rate, schooling and house prices.

Discover more extensive havens of choice in nearby Haslemere and Chichester, while neighbouring Petworth has a variety of shops and National Trust parkland. There are plenty of leisure pursuits from walking, cycling and horse riding in the National Park, to shooting and fishing in the historic Cowdray Park. Sailors and theatre-goers will love Chichester and for racing enthusiasts, glorious Goodwood is within a short drive too.

For more information on the town log on to the visitmidhurst.com website.

