



POTTERY LANE

CHICHESTER, PO18 8RW

£1,950 PCM

An immaculately presented three bedroom detached house in the rural village of Nutbourne. The property boasts modern accommodation with a large rear garden and ample driveway parking to the front.

The property comprises, entrance hall leading to a cloakroom, living room with French doors leading to the garden, large wrap around kitchen and dining area with French doors also leading onto the garden. Upstairs there are three double bedrooms, two with ensuite shower rooms and a family bathroom.

Available on an unfurnished basis, early viewings are highly recommended.

EPC Rating - D

Council Tax Band - E

Mains Water and Drainage



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Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			77
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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