



## HAWTHORN CLOSE

WEST SUSSEX, PO19 3EA

£1,250 PCM

A spacious two bedroom top floor apartment situated in a secluded cul-de-sac minutes from Chichester city centre.

The property comprise an entrance hall with storage cupboard, separate kitchen. A generously sized living room benefits from an abundance of natural light from a balcony which overlooks the meticulously maintained communal gardens. There are two good size double bedrooms and a family bathroom.

Also included, allocated residents parking and a single garage. The property is offered on an unfurnished basis. Regrettably pets not considered, due to restrictions within the head lease.



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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		74
(55-68) <b>D</b>	47	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	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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