



129 | Mannock Road | Tangmere | Chichester | PO20 2HU

Guide Price £350,000

Freehold



hancock

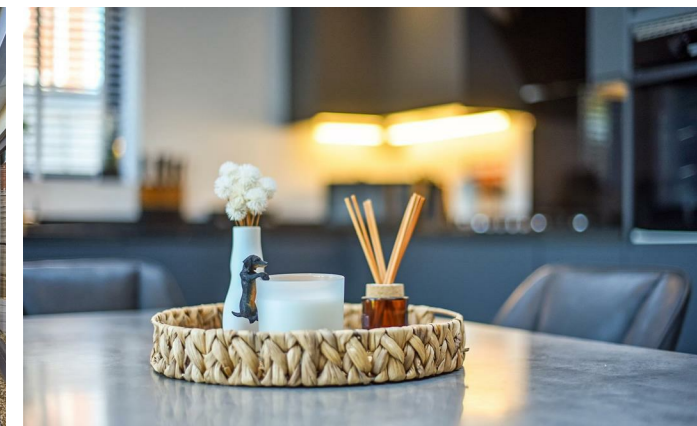
Lettings & Estate Agents

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- Recently Renovated Throughout
- Private Driveway
- End Of Terrace
- Close To Local Amenities
- New Boiler
- Approx 100ft Garden
- Rear Extension
- Tangmere
- Close To A27
- Rewired Throughout

Stunning Refurbished 3-Bedroom End-Terrace Home in the Heart of Tangmere. Nestled on the outskirts of the sought-after village of Tangmere, this spacious three-bedroom, end of terrace home has been impeccably renovated and thoughtfully extended to a high modern standard. With a brand-new kitchen, updated electrics, and a new boiler, this property offers contemporary living at its finest. Located within easy reach of local amenities and boasting a generous rear garden, it promises a perfect blend of comfort and convenience.

Ground Floor, Set on a surprisingly expansive plot, the accommodation is arranged over two well-designed floors. Upon entering, you are greeted by a welcoming hallway leading into a bright and spacious living room. The highlight of the ground floor is the stunning new modern kitchen in the extended section of the property, complete with sleek finishes and large sliding patio doors that open onto the expansive rear garden. A spacious utility room with side access completes the ground floor, providing additional practicality and storage.



what3words ///

modern.ripen.monkey



First Floor, you'll find two generously sized double bedrooms, alongside a third well-proportioned bedroom, perfect as a child's room, office, or guest space. The stylish family bathroom is finished with modern fittings and includes a shower over bath, basin, and WC.

This property has undergone a full renovation, including brand-new electrical wiring, a high-efficiency boiler with a 10-year warranty, and fresh flooring and carpets throughout. Every detail has been carefully considered, ensuring a move-in ready home with an exceptional modern aesthetic.

Outside, the property impresses with its large rear garden, approximately 100ft long and mainly laid to lawn, offering endless opportunities for outdoor activities, gardening, or simply relaxing in the sunshine. To the front, a neatly presented garden and a double driveway provide ample off-road parking.



Location

The property is located in the historic and popular village of Tangmere. Tangmere is found approximately 3 miles to the east of Chichester and has a convenience store, attractive church, primary school and nursery school. Of particular interest is the Tangmere Community Garden, an area for the local community near the aviation museum, which encourages home grown produce and recreation. Chichester city's historic centre offers an enviable selection of bars, restaurants and shops. Chichester is renowned for the highly regarded Festival Theatre, Pallant House Gallery and its close proximity to The Goodwood Estate, famous for both motor car and horse racing. To the south of the city is Chichester Harbour (designated an Area of Outstanding Natural Beauty), and within lies the blue flag beach of West Wittering. Chichester station provides rail links to London via the Victoria Line but also via Havant and the Waterloo Line, the station also links connections right along the south coast.



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		85
(81-91) B		
(69-80) C	71	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



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