



CHARLES
PECK

Sales • Lettings • Valuers

£950 PCM PCM
32, St Richards Lodge, Chichester

32 St Richards Lodge, 91 Spitalfield Lane, Chichester, West Sussex, PO19 6SJ

OVER 60s ONLY

A well proportioned first floor retirement apartment (served by a lift) looking out over the communal gardens to the rear.

Good sized entrance hall | Well proportioned lounge | Kitchen | Double bedroom | Shower room | Night storage heating | Double glazing Communal gardens | House Manager | Laundry facilities | Communal lounge

Location

The property stands in this convenient position, near to St Richards Hospital and well placed for access to the city centre. Facilities in Chichester include shops, restaurants, Chichester Festival theatre and mainline railway station with services to London Victoria.

Accommodation

The front door opens into

The good size entrance hall
With airing and storage cupboard.

The well proportioned lounge
14'0 x 12'8 (4.27m x 3.86m)
With window overlooking the gardens, modern fireplace with electric coal effect fire and a glass panel door into

The fitted kitchen

9'0 x 6'7 (2.74m x 2.01m)

With side window looking over the gardens, fitted drawers and cupboards, stainless steel sink unit, integrated fridge and freezer, waist level oven, ceramic hob and filter canopy.

The bedroom

17'8 x 9'4 (5.38m x 2.84m)

With window overlooking the gardens, panel radiator and mirror fronted built-in wardrobes.

The shower room

With shower cubicle, wash basin, W.C, removable vertical pole, heated towel rail and wall heater.

Outside

The flat enjoys use of the beautifully furnished residents lounge. There are attractive grounds, parking on a communal basis, separate guest room for hire and laundry facilities. In addition, the services of the House Manager.

Council tax band

B.

NO PETS. NO SMOKERS. DEPOSIT: £1096





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91 Spitalfield Lane
Chichester
PO19 6SJ

Tenure

Council Tax Band
B

Local Authority

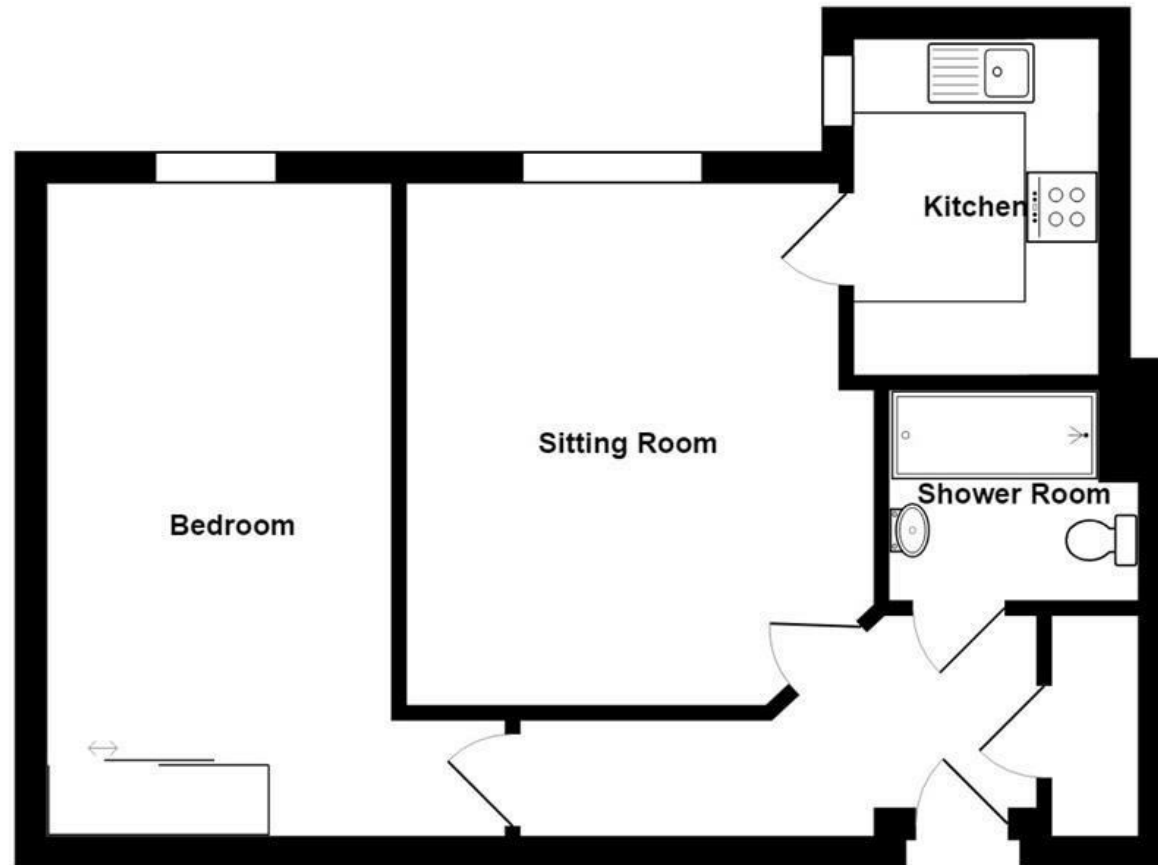
EPC rating
B (86)

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NOTE - We have not tested any systems or appliances and no warranty as to condition or suitability is confirmed or implied. All measurements are approximate. If you would like advice to the value of your house or independent mortgage advice, please contact us 01243 816666 | homes@charlespeck.co.uk



Total Area: 50.1 m² ... 539 ft²

All measurements are approximate and for display purposes only