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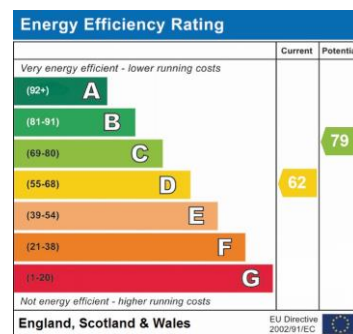
Offers In Excess Of
£900,000
Freehold

Marama, The Drive, Chichester, PO19 5QA



Book a Viewing

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IMPORTANT NOTICE
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01243 861344



- Detached 3/5 Bedroom Chalet
- Flexible Accommodation
- Two Reception Rooms
- Two Bathrooms
- Secluded Gardens
- Double Garage & Car Port



Accommodation

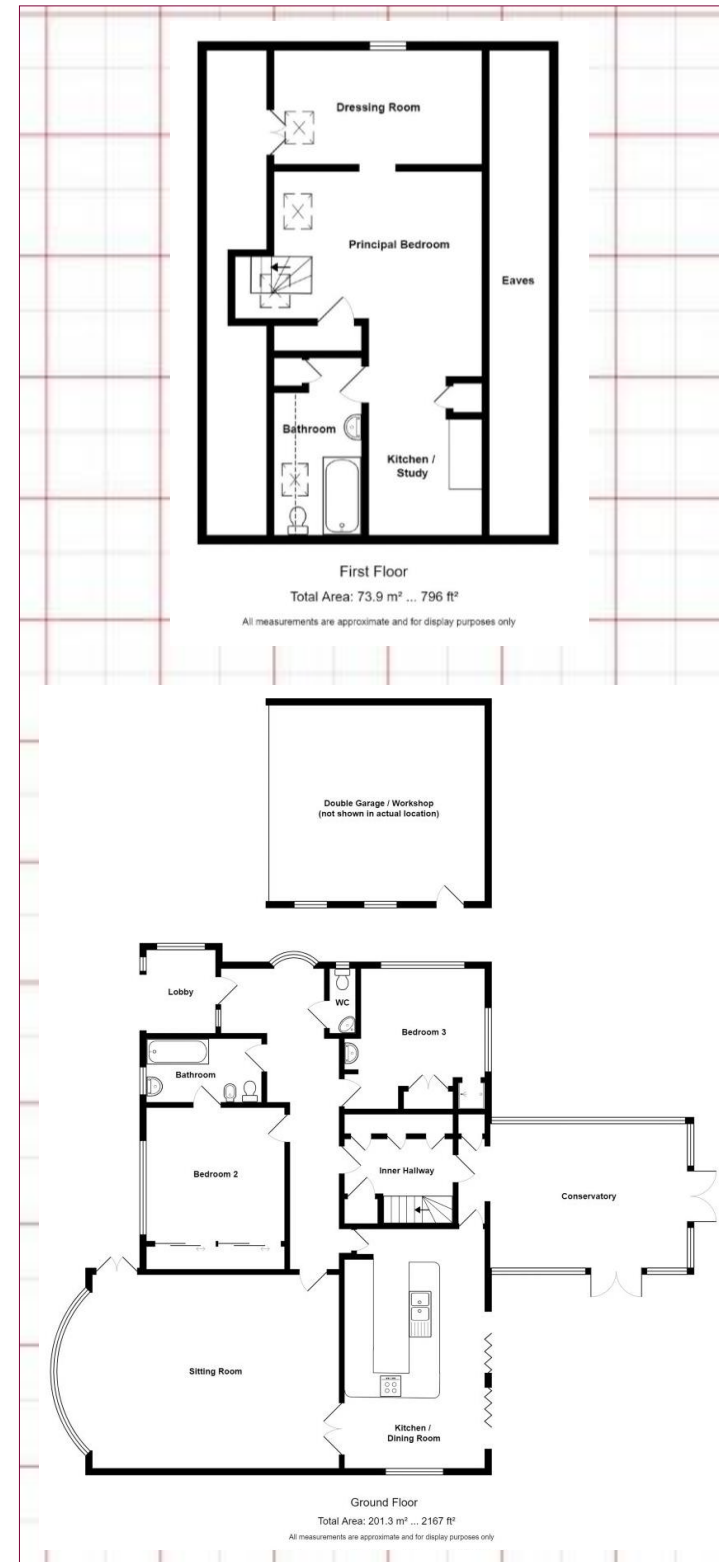
Ground Floor

- Porch - 2.33m x 2m (7'7" x 6'6")
- Hall - 8.19m x 1.35m (26'10" x 4'5")
- Downstairs Bathroom - 1.77m x 3.21m (5'9" x 10'6")
- Downstairs Bedroom (Front) - 3.95m plus wardrobe x 4.05m (12'11" x 13'3")
- Sitting Room - 5.46m x 6.3m (17'10" x 20'8")
- Kitchen / Diner - 6.73m x 3.77m (22'0" x 12'4")
- Conservatory - 4.07m x 4.19m (13'4" x 13'8")
- Inner Hall - 2.36m x 2.31m (7'8" x 7'6")
- Downstairs Bedroom (Rear) - 3.95m x 2.95m (12'11" x 9'8")

First Floor

- Main Bedroom Area - 7.82m x 4.33m (25'7" x 14'2")
- Kitchen Area / Study / Bedroom Option - 3.63m x 2.41m (11'10" x 7'10")
- Bathroom - 3.64m x 1.72m (11'11" x 5'7")
- Dressing Room / Bedroom Area - 2.4m x 4.36m (7'10" x 14'3")

- Double Garage / Workshop - 5.95m x 5.51m (19'6" x 18'0")



What the agent says... “,, Material Information:

Located on a prestigious and leafy drive on the north of Chichester, is this well-presented detached chalet home that is ideal for those that like space, seclusion and quiet.

Presented in excellent decorative order, the accommodation comprises porch, entrance hall, downstairs bathroom, downstairs bedroom, sitting room, kitchen/diner, conservatory, inner hall. and a further downstairs bedroom. Upstairs is the main bedroom area, dressing room/bedroom area, bathroom and a kitchen area/study/bedroom option. The current layout as a three bedroom creates sumptuous accommodation, but the property would readily support a five-bedroom layout with minor alterations.

Outside, gardens to the front and rear are well maintained, thoughtfully presented and secluded, providing a large space that fits the house perfectly. A double garage, double car port, electric gate to the driveway and excellent presentation add up to one of the more attractive homes and viewings are recommended.

Council Tax: Chichester District Council Band G
 Property Type: Purpose Built
 Property Construction: Standard
 Electricity, Water, Drainage Supply: Mains
 Heating: Gas Fired Central Heating

On 27/08/2024 information from the Ofcom Website shows:

Broadband	Availability	Max Down	Max Up
Standard	✓ X	7 mbps	0.8 mbps
Superfast	✓ X	35 mbps	7 mbps
Ultrafast	✓ X	1000 mbps	1000 mbps
Mobile	Indoor	Outdoor	
	Voice Data	Voice Data	
EE	Likely	Likely	Likely
Three	Likely	Likely	Likely
O2	Likely	Likely	Likely
Vodafone	Likely	Likely	Likely

Parking: Garage, Car Port and Driveway

