



Price
£335,000

Freehold

3x  2x  1x 

**Legg Vale, Chichester,
West Sussex, PO20**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Stylish, modern, mid-terraced house, beautifully presented throughout
- Contemporary fitted kitchen opening to the garden, plus a downstairs cloakroom.
- Three generous bedrooms and a modern family bathroom in excellent condition

Accommodation

GROUND FLOOR

Entrance Hall
 Cloakroom: 7'2 x 4'10 (2.19m x 1.47m)
 Lounge: 13'9 x 13'1 (4.19m x 3.99m)
 Kitchen / Diner: 16'7 x 9'4 (5.06m x 2.85m)
 Inner Hall: 5'5 x 4'10 (1.65m x 1.47m)
 Pantry / Walk-in Storage: 7'4 x 3'3 (2.24m x 0.99m)

FIRST FLOOR

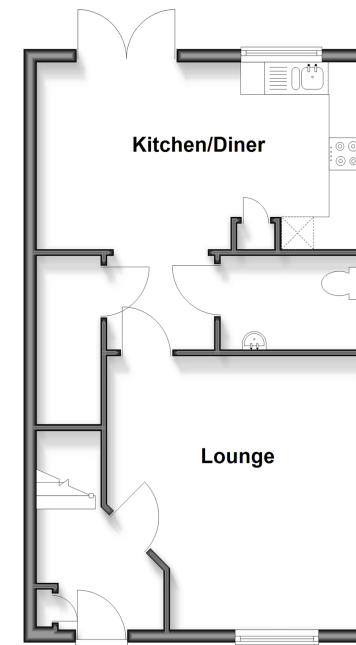
First Floor Landing
 Bedroom 1: 11'0 up to fitted wardrobes x 9'10 (3.36m x 3.00m)
 En Suite Shower: 5'8 x 5'3 (1.73m x 1.60m)
 Bedroom 2: 9'3 up to fitted wardrobes x 8'3 (2.82m x 2.52m)
 Bedroom 3: 12'8 x 7'0 (3.86m x 2.14m)
 Bathroom: 6'11 x 6'2 (2.11m x 1.88m)

OUTSIDE

Rear Garden
 Two Parking Spaces
 EV Charging Point

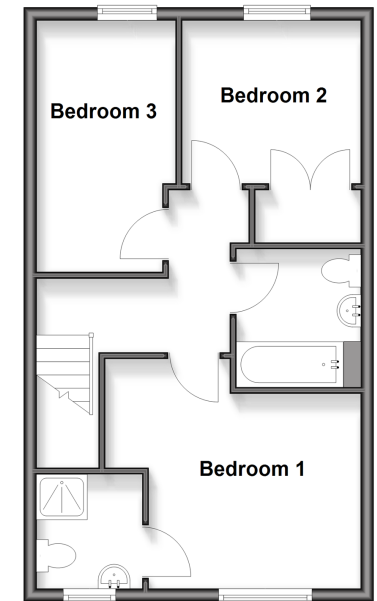
Ground Floor

Approx. 44.7 sq. metres (481.0 sq. feet)



First Floor

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Call Arundel - 01903 884420 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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