



Price
£350,000

Freehold

3x  1x  1x 

**Kensington Road,
Chichester, West
Sussex, PO19**

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Helping you move forwards



Main features

- **Link-detached home**
- **No onward chain**
- **Convenient access to the city centre (under 1 mile)**
- **Scope to enhance (subject to the necessary planning permissions)**
- **Well-proportioned family home**



Nearest Schools

Primary Schools: Portfield Community Primary 0.6 miles, St Richard's Catholic Primary 1.3 miles, North Mundham Primary 1.3 miles

Secondary Schools: Arabesque School of Performing Arts 0.9 miles



Transport Information

Train Stations: Chichester 1.4 miles, Fishbourne 4.2 miles, Nutbourne 5.5 miles

Accommodation

GROUND FLOOR

Sitting Room (L-shaped): 15'7 maximum x 13'3 maximum (4.75m x 4.04m)

Kitchen/Diner : 15'6 x 8'6 (4.73m x 2.59m)

Cloak Room

FIRST FLOOR

Bedroom 1 : 15'7 x 8'8 (4.75m x 2.64m)

Bedroom 2 : 10'8 x 6'5 (3.25m x 1.96m)

Bedroom 3 : 9'6 x 9'0 (2.90m x 2.75m)

Bathroom

OUTSIDE

Front and Rear Garden

Garage

Driveway

Call Chichester - 01243 786581 ■ cubittandwest.co.uk

■ If buying to rent, please check if Local Authority licensing schemes apply before proceeding

■ If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property



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