



**Guide Price**  
**£475,000**

**Freehold**

3x  2x  1x 

**Joseph Lancaster Lane,  
Chichester, West  
Sussex, PO19**

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



## Main features

- Stunning semi-detached house in a sought after location
- Garage & off-road parking
- Sunny rear garden
- Short walk to city centre, hospital & shops
- Excellent public transport links
- Quiet residential development, ideal family home

## Accommodation

### GROUND FLOOR

- Lounge: 17'7 x 17'3 (5.36m x 5.26m)
- Kitchen/Diner: 14'7 x 12'2 (4.45m x 3.71m)
- Utility Room: 8'8 x 4'8 (2.64m x 1.42m)
- Cloakroom

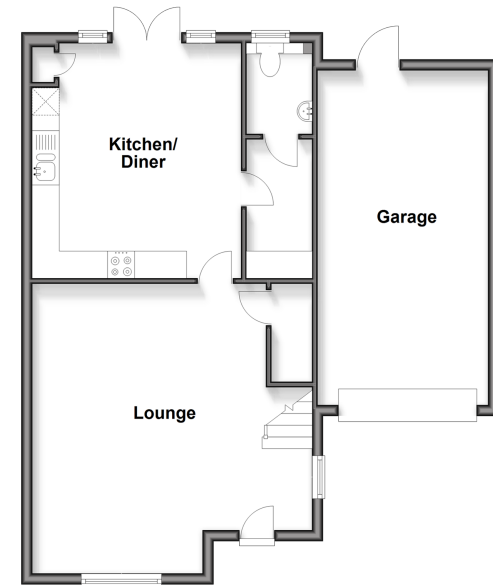
### FIRST FLOOR

- Landing
- Bedroom 1: 17'5 x 13'7 (5.31m x 4.14m)
- En-Suite Shower Room
- Bedroom 2: 18'0 x 10'1 (5.49m x 3.08m)
- Bedroom 3: 16'1 x 9'9 (4.91m x 2.97m)
- Bathroom

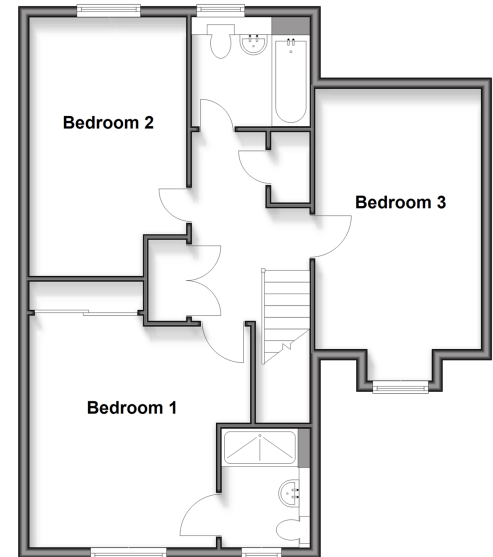
### OUTSIDE

- Front & Rear Gardens
- Integral Garage & Driveway

**Ground Floor**  
Approx. 68.9 sq. metres (741.5 sq. feet)



**First Floor**  
Approx. 66.3 sq. metres (713.7 sq. feet)



Call Chichester - 01243 786581 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)

■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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