

WHITE &
BROOKS
CHICHESTER

Offers in Excess of £300,000

Longacres Way • Chichester • West Sussex

“Recently Constructed Terraced House”



- ❖ Situated within easy reach of Chichester City Centre
- ❖ Well Presented Throughout
- ❖ 2 Double Bedrooms
- ❖ Family Bathroom
- ❖ Living/Dining Room
- ❖ Kitchen
- ❖ Ground Floor Cloakroom
- ❖ Enclosed Rear Garden
- ❖ Parking for 2 Cars

About The Property

A stunning terraced house recently constructed by Cala Homes and situated on the sought after Shopwhyke Lakes Development.

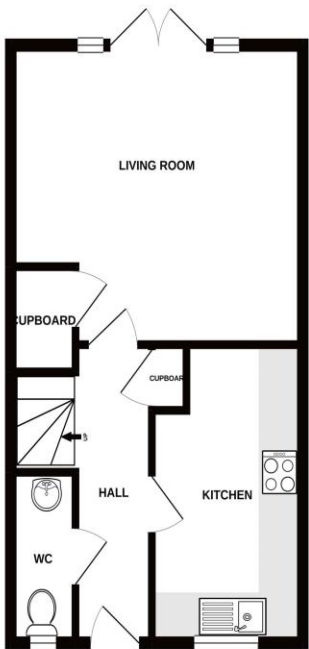
The accommodation briefly comprises 2 Double Bedrooms and Family Bathroom on the First Floor and to the Ground Floor is a Living/Dining Room, Kitchen and Cloakroom. The property further benefits from an enclosed rear garden with patio and lawned area, and there is also parking for two vehicles.

An internal viewing is essential to appreciate all the property has to offer.

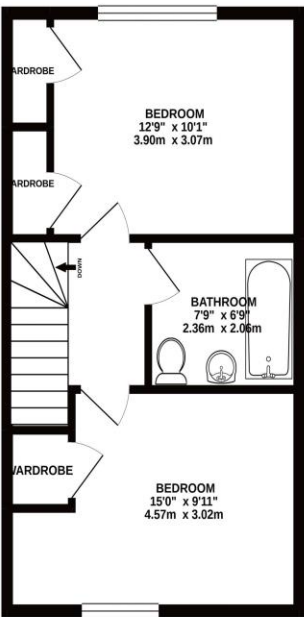


Floorplan and EPC

GROUND FLOOR
401 sq. ft. (37.3 sq. m.) approx.



1ST FLOOR
401 sq. ft. (37.3 sq. m.) approx.



TOTAL FLOOR AREA: 802 sq. ft. (74.5 sq. m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here have not been tested and no guarantee as to their operability or efficiency can be given.
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Room Details

Bedroom 1 12' 7" x 10' 1" (3.84m x 3.07m)

Double glazed window to rear aspect with wall mounted radiator and pendant light, also his & hers double cupboard fitted in which runs full length of the bedroom.

Bedroom 2 15' 1" x 9' 11" (4.59m x 3.03m)

Double glazed window to front aspect, wall mounted radiator and pendant light and fitted cupboard space.

Family Bathroom 7' 7" x 6' 5" (2.3m x 1.96m)

Insert spotlights, tiles to primary areas, shower over bath, hand basin, heated towel rail and toilet.

Entrance Hall

Doors leading to kitchen, stairs, downstairs WC and sitting room.

Kitchen 13' 5" x 7' 9" (4.09m x 2.35m)

High level and standard level units, wooden look flooring, wall mounted radiator, double glazed window to front aspect, insert spotlights, sink with mixer taps, splashback, built in oven, 4 ring gas hob, built in dishwasher and fridge freezer.

Sitting Room 16' 4" x 13' 5" (4.99m x 4.09m)

Double glazed double doors leading onto garden, pendant light, wall mounted radiator and carpet.

Downstairs WC

Opaque double glazed window to the front aspect, toilet, small sink and wall mounted radiator.

