



Guide Price £435,000
34 Bishopsgate Walk, Chichester, West Sussex, PO19 6FG





34 Bishopsgate Walk, Chichester, West Sussex, PO19 6FG



2



3



2

EPC



D



E

Tucked away in a desirable and sought after gated development, Bishopsgate Walk is set in a super location fronting onto a leafy and peaceful green and within a level walk of the City centre, Festival Theatre, Pallant House Gallery and a huge variety of restaurants and shops.

The house lends itself very well to enable rooms to be let to the Festival Theatre to provide an extra income and is also ideal for someone wishing to work from home, as the top floor bedroom can also make an ideal study.

There is full gas fired central heating and upvc framed double glazing.

Entrance Porch: Bin Store.

Entrance Hall: Built in cloaks cupboard. Radiator. Stairs to first floor.

Cloakroom: W.C and wash basin. Radiator.

Kitchen: Range of wall and floor units with solid quartz worktops, Inset 1 1/2 bowl sink unit, plumbing for washing machine, dish washer. 'Neff' ceramic hob with hood over, 'Neff' built in double oven and space for fridge/freezer. Small corner breakfast bar.

Living Room: Built in bookshelves. Double radiator. A well proportioned room with double doors leading into the Conservatory.

Conservatory: Double doors into the garden. Electric ceiling fan. Radiator.

Landing: radiator. Stairs to second floor.

New room

Principal Bedroom: Built in wardrobes either side of bed space with additional high level cupboards over. Radiator.

En-Suite Shower Room: Full width built in wet room style shower with mains unit and fixed glass screen. Wash basin set into vanity unit with storage, Low level w.c. Heated towel rail. Large mirror fronted cabinet. Fully tiled walls.

Bedroom Three: Radiator.

Family Bathroom: Panelled bath with mixer/shower tap with glass shower screen.

Second Floor:

Bedroom Two: Skylight windows. Two built in wardrobes with access to the eaves area. Radiator.

En-Suite Cloakroom: Pedestal wash basin and low level w.c. Skylight window. Radiator.

Garage: There is a garage in the block in the south east corner. There is also Visitors parking available.

The annual service charge for the maintenance of the communal ground is £332.16 per annum.













NEAREST



SHOPS



SCHOOL



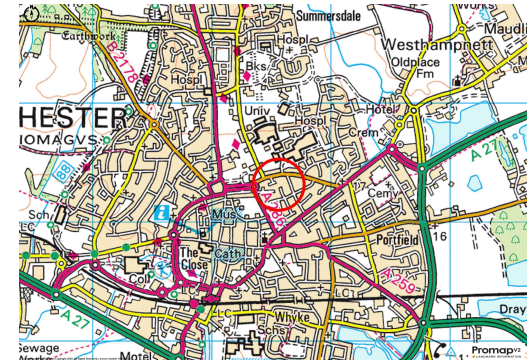
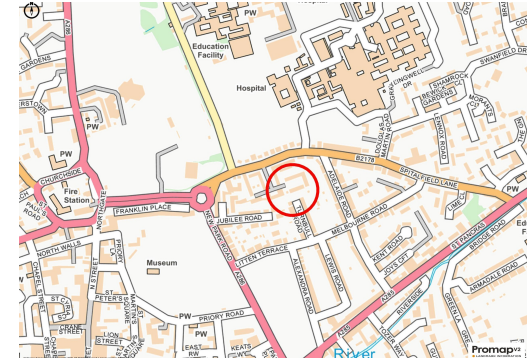
BEACH



BUSES

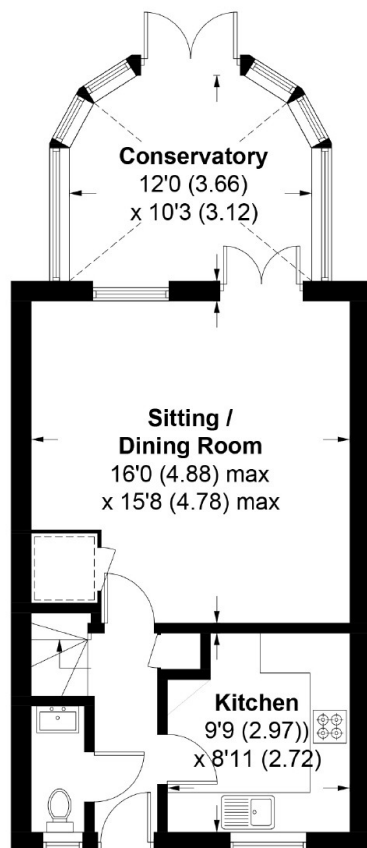


TRAINS

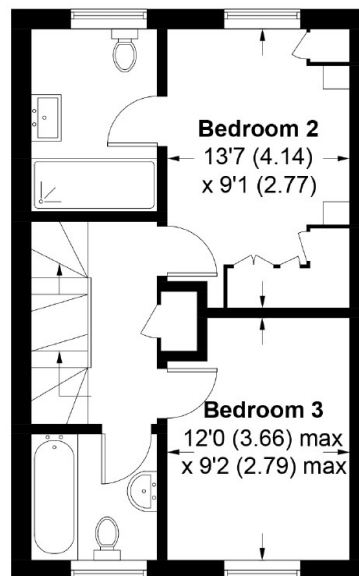


Bishopsgate Walk, Chichester, PO19

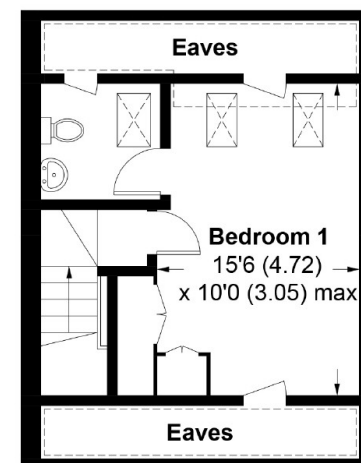
APPROXIMATE GROSS INTERNAL AREA = 1296 SQ FT / 120.4 SQ M
(INCLUDING EAVES)



GROUND FLOOR



FIRST FLOOR



SECOND FLOOR

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID638753)

Produced for Baileys Estate Agents

Working in co-operation with the owners we have tried to be accurate and informative in the presentation of our property details. Baileys would advise that no representations or warranties are made or given in respect of the condition of any items mentioned in the Sales Particulars. If however, you are not sure about a particular point please contact us to verify the information. This is especially important if viewing the property involves travelling some distance.

17 Shore Road, East Wittering, Chichester, West Sussex, PO20 8DY

01243 672217

info@baileys.uk.com

www.baileys.uk.com

