



Price
£465,000

Freehold

4x  2x  1x 

**Pine Close, Chichester,
West Sussex, PO20**

OVER 60?

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

cubitt & west
Helping you move forwards



Main features

- **Gorgeous detached house in private, cul-de-sac estate**
- **Open planned kitchen/dining room with sizeable utility room**
- **Stunning bay window in lounge plus separate study**
- **Off road parking with car port**
- **Superb position for school catchment**
- **Easy access to Bognor Regis & Chichester**
- **Chain free!**

Accommodation

GROUND FLOOR

Entrance Hall
 Cloakroom
 Kitchen/Diner: 19'4 x 9'6 (5.90m x 2.90m)
 Utility Room
 Lounge: 17'1 x 11'5 (5.21m x 3.48m)
 Study: 10'7 x 7'3 (3.23m x 2.21m)

FIRST FLOOR

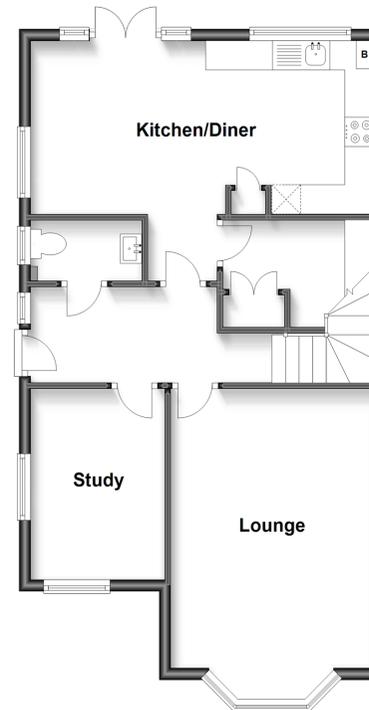
Landing
 Bedroom 1: 11'5 x 11'5 (3.48m x 3.48m)
 En-Suite Shower
 Bedroom 2: 12'8 x 10'8 (3.86m x 3.25m)
 Bedroom 3: 12'7 x 9'1 (3.84m x 2.77m)
 Bedroom 4: 10'7 x 7'4 (3.23m x 2.24m)
 Family Bathroom

OUTSIDE

Car Port & Off Road Parking
 Front & Rear Gardens
 Shed

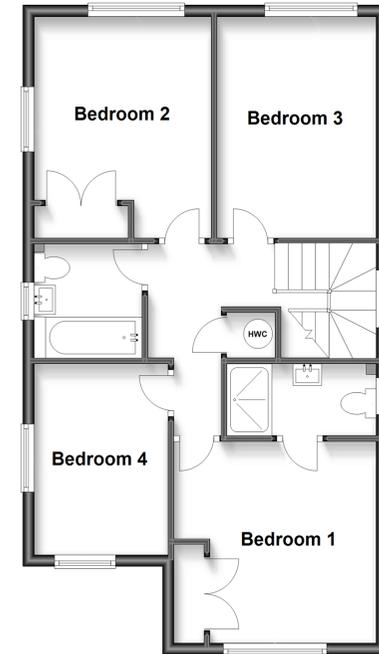
Ground Floor

Approx. 60.6 sq. metres (651.9 sq. feet)



First Floor

Approx. 60.2 sq. metres (648.4 sq. feet)



Call Chichester - 01243 786581 ■ cubittandwest.co.uk

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
 ■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale



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