



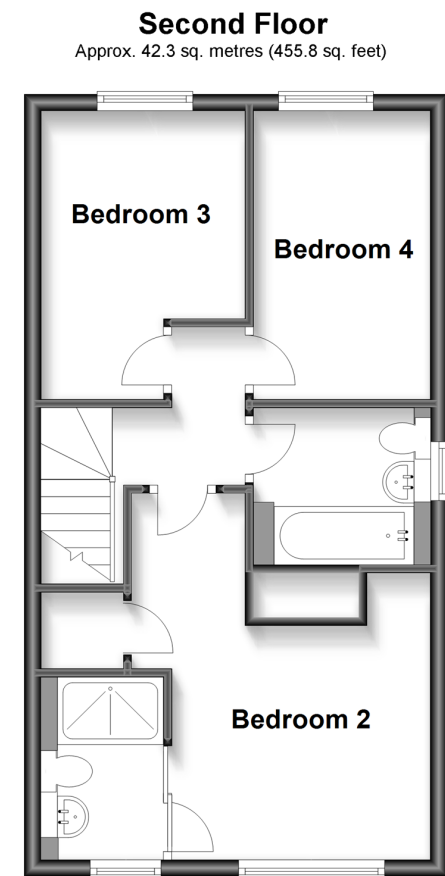
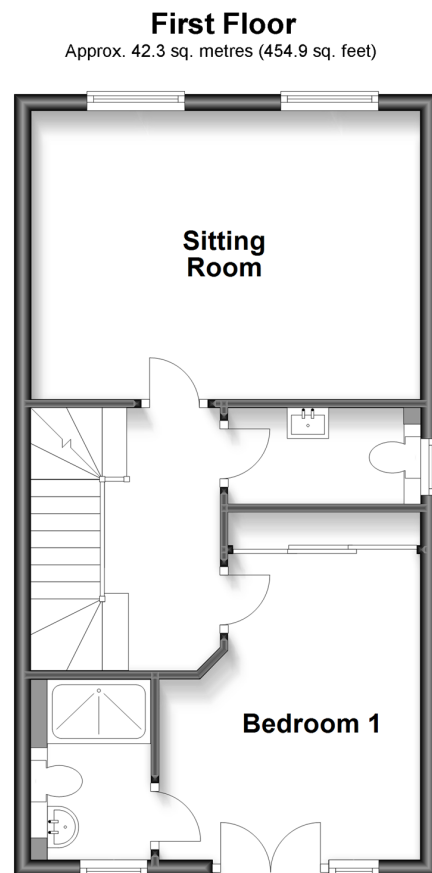
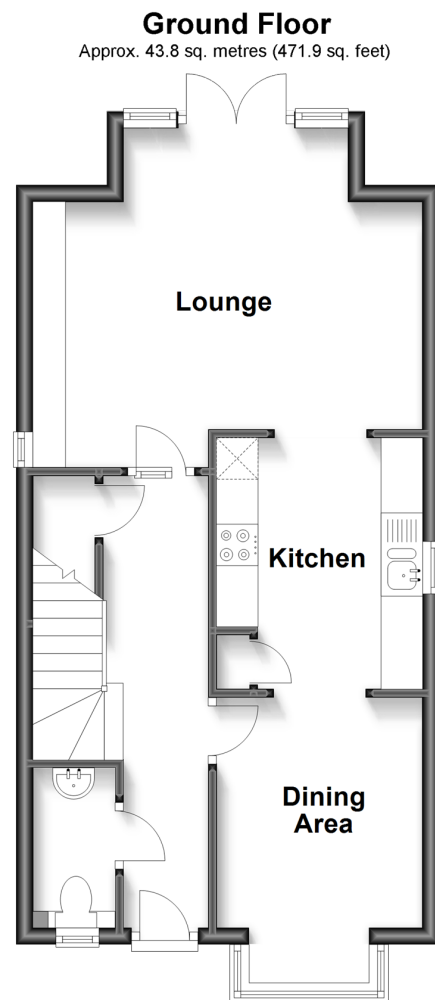
Price
£493,500

Freehold

4x  3x  3x 

**The Gilder, Shopwhyke
Road, Indigo Park,
Chichester, West
Sussex, PO20**

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Accommodation

GROUND FLOOR

Hallway
Cloakroom 1: 6'5 x 3'0 (1.96m x 0.92m)
Dining Area: 9'1 x 8'2 (2.77m x 2.49m)
Kitchen: 9'11 x 8'2 (3.02m x 2.49m)
Lounge: 15'4 x 11'4 (4.68m x 3.46m)

FIRST FLOOR

Landing
Sitting Room: 15'4 x 11'6 (4.68m x 3.51m)
Cloakroom 2: 7'7 x 3'10 (2.31m x 1.17m)
Bedroom 1: 12'11 x 10'3 (3.94m x 3.13m)
En-Suite Shower Room: 6'5 x 4'9 (1.96m x 1.45m)

SECOND FLOOR

Landing
Bedroom 2: 13'9 x 11'4 (4.19m x 3.46m)
En-Suite Shower Room: 6'5 x 4'9 (1.96m x 1.45m)
Bedroom 3: 11'6 x 7'1 (3.51m x 2.16m)
Bedroom 4: 11'8 x 8'0 (3.56m x 2.44m)
Family Bathroom: 7'1 x 6'3 (2.16m x 1.91m)

OUTSIDE

Garage & Off Road Parking
Front & Rear Gardens



Main features

- Stunning semi-detached house
- Spacious accommodation throughout
- Gorgeous bay window in dining area
- Free-flowing social spaces on the ground floor
- Separate sitting room & lounge spaces - ideal for families
- Benefits from a mortgage contribution incentive of £1,000 per month for 12 months
- Rated a 5 Star HBF Builder in 2022



Nearest Schools

Portfield Community Primary 0.4 miles, The March CofE Primary 0.8 miles, St Richard's Catholic Primary 1.1 miles, Chichester High School for Boys 1.1 miles, Chichester High School for Girls 1.2 miles, Chichester College 1.5 miles



Transport Information

Train Stations: Chichester 1.3 miles, Fishbourne 2.8 miles, Bosham 4.2 miles



Address

The Gilder, Shopwhyke Road, Indigo Park, Chichester, West Sussex, PO20



Directions

For directions to this property please contact us.



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Call Chichester Branch 01243 786581 ■ [cubittandwest.co.uk](https://www.cubittandwest.co.uk)



■ If buying to let, the energy rating will need to be improved to at least 'E' rating before you can let the property
■ Appliances & services are untested, dimensions are approximate and floor plans are not to scale

■ Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details

40414530/20240131/KF/RC