



**Price**

**£223,000**

**Leasehold**

1x  1x  1x 

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

**cubitt&west**  
Helping you move forwards



## Main features

- Ground floor apartment with open-planned kitchen/living/dining area
- Private patio area
- Easy access into Chichester's city centre & onto the A27
- Benefits from allocated parking
- Modern, chain free and energy efficient home
- Rated a 5 star HBF Builder in 2022
- Sought-after development
- Approximately 544sq ft.

## Accommodation

### GROUND FLOOR

Hallway  
 Kitchen/Living/Dining Area: 25'2 x 10'4 (7.68m x 3.15m)  
 Bedroom: 13'5 x 10'9 (4.09m x 3.28m)  
 Bathroom

### OUTSIDE

Private Patio  
 Allocated Parking



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

