



**Price**  
**£325,000**

**Freehold**

3x  1x  2x 

**Hay Road, Chichester,  
West Sussex, PO19**

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



**Ground Floor**  
Approx. 57.8 sq. metres (622.5 sq. feet)

## Main features

- Great-sized family home in Chichester
- Large, sunny rear garden
- Spacious rooms with ample storage throughout
- Nearby schools and a short walk to Chichester city centre
- Ideal family home or investment
- Chain-free

## Accommodation

### GROUND FLOOR

Entrance Hall

Sitting Room/Bedroom 4 : 21'6 x 11'0 (6.56m x 3.36m)

Kitchen : 8'9 x 7'11 (2.67m x 2.41m)

Lounge/Dining Room : 12'5 x 9'11 (3.79m x 3.02m)

Cloakroom

### FIRST FLOOR

Landing

Bedroom 1 : 14'8 x 13'7 (4.47m x 4.14m)

Bedroom 2 : 12'9 x 9'11 (3.89m x 3.02m)

Bedroom 3 : 9'11 x 6'11 (3.02m x 2.11m)

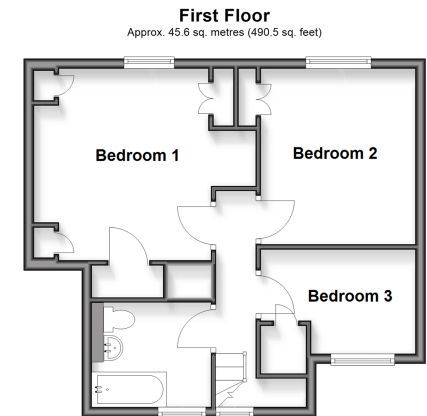
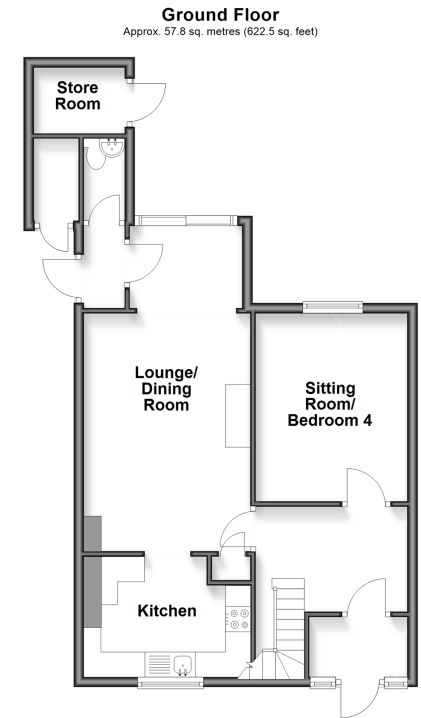
Bathroom

### OUTSIDE

Front and Rear Garden

Parking

Store room



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

■ Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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