



2 Priory Mews, Priory Lane, Chichester, PO19 1NL

Guide Price £550,000

2 Priory Mews, Chichester

A prime central Chichester town house

- Town house in the very centre of Chichester
- Overlooking Priory Park
- Envious quiet and secluded location
- Vacant possession
- Accommodation arranged over three floors
- Ground floor double bedroom with en-suite
- First floor sitting room with Juliet balcony
- Modern kitchen with integrated appliances
- Two first floor double bedrooms and bathroom/WC
- Integral garage with electric door

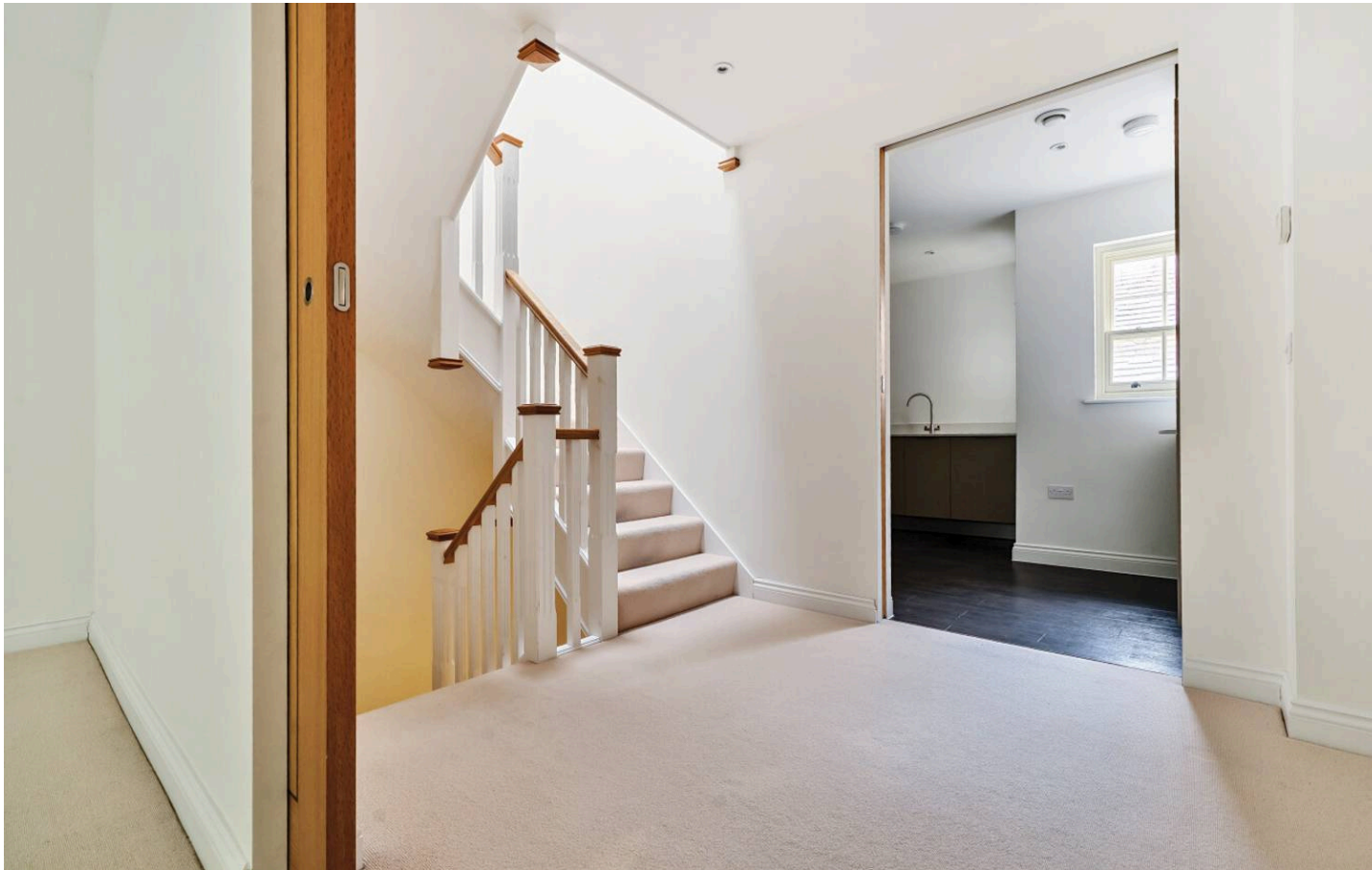
An exceptional opportunity to purchase a town house in the very heart of Chichester, in an enviable quiet and secluded location, enjoying views of Priory Park.

Offered with vacant possession, this versatile home is arranged over three floors and boasts spacious, contemporary accommodation throughout.

The ground floor features a generously sized double bedroom with en-suite and direct access to the integral garage with electric door.

The first floor offers a bright and airy sitting room with Juliet balcony, a modern kitchen with integrated appliances and on the top floor two additional double bedrooms alongside a stylish family bathroom/WC.

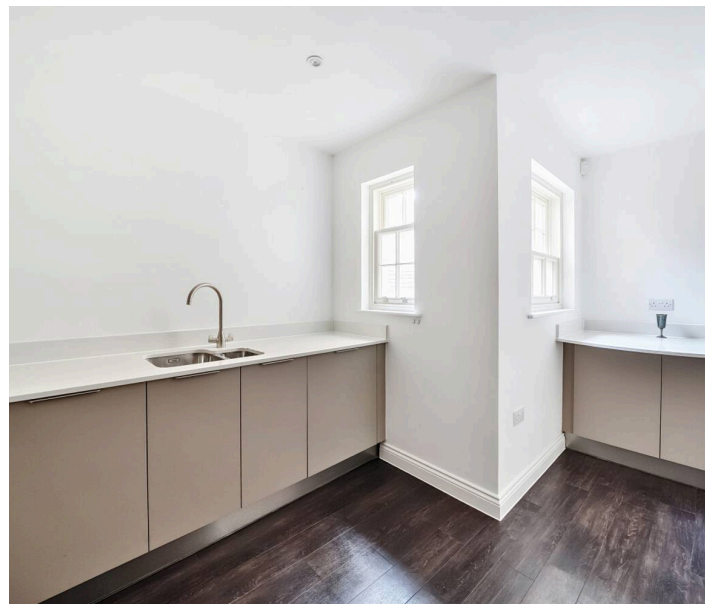




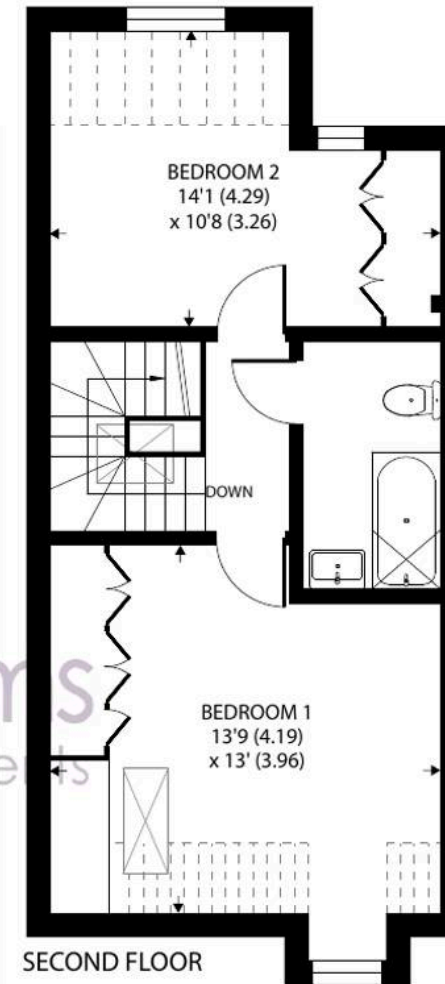
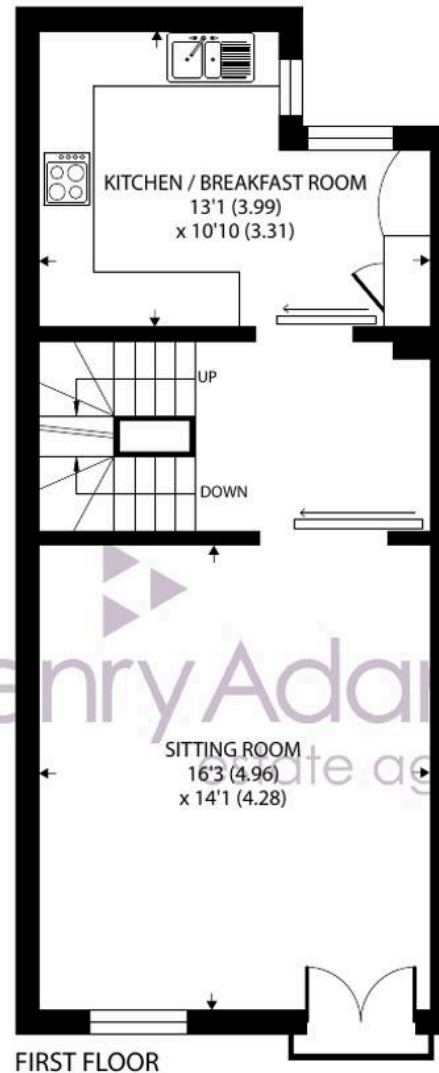
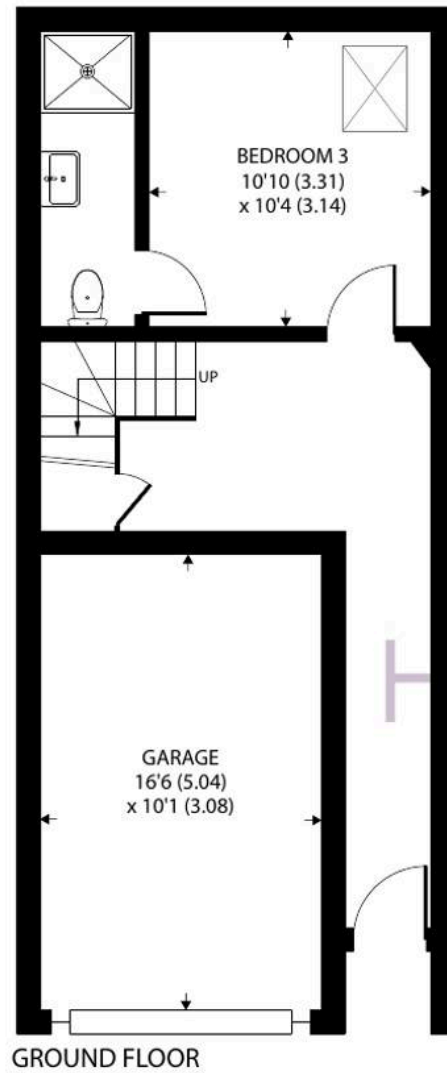
Whether you're seeking a permanent residence, investment opportunity, or weekend retreat, this superb property ticks all the boxes. Viewing is highly recommended.

Priory Mews is set in an enviably quiet and secluded location within the city walls yet only a few minutes walk from the city's shops, restaurants, exceptional cultural venues plus the renowned Chichester Festival Theatre.

Chichester District Council - 25/26 Tax Band F £3,375.76 EPC-B







Approximate Area = 1140 sq ft / 105.9 sq m
Limited Use Area(s) = 52 sq ft / 4.8 sq m
Garage = 165 sq ft / 15.3 sq m
Total = 1357 sq ft / 126 sq m

For identification only - Not to scale



Location - The cathedral city of Chichester offers excellent high street shopping, many fashionable restaurants, cafes and bars, the Festival Theatre and a mainline station to London Victoria. Goodwood is famous for its many event days including the world renowned Festival of Speed and Goodwood Revival for motor racing enthusiasts and a season of horse racing including the Qatar Goodwood Festival. There are superb sailing facilities around Chichester Harbour and waters sports from the beaches at West Wittering. The area is a paradise for wildlife enthusiasts, with beautiful walks and cycle tracks over the South Downs and around the harbour.

Directions - From the Festival Theatre car park, proceed on foot via the underpass and into North Street. Take the first left into Priory Lane (before the George Public House) where the property will be found on the right hand side. what3words - shadow.tells.gave

Agents Note - Our particulars are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer, and should not be relied upon as a statement or representation of fact. Measurements, areas and distances are approximate only. Photographs may include lifestyle shots and pictures of local views. No undertaking is given as to the structural condition of the property, or any necessary consents or the operating ability or efficiency of any service, system or appliance. Please ask if you would like further information, especially before you travel to the property.

To arrange a viewing call 01243 533377 view details online at henryadams.co.uk

