



Flat 3, Sandlands Court Stocks Lane, East Wittering

Guide Price £350,000

Flat 3

Sandlands Court Stocks Lane, Chichester

3 Sandlands Court is a well-designed 2-bedroom ground-floor apartment, offering comfortable and practical living space. It's a great option for anyone seeking a coastal home, second residence or buy to let investment.

Upon entering, the open-plan kitchen features a central island and plenty of counter space, flowing into the bright sitting/dining room with its triple aspect, creating a perfect area for relaxing or entertaining. Furthermore, you will find two double bedrooms, the principal bedroom featuring its own en-suite. Completing the accommodation is a separate family bathroom equipped with bath/shower for added convenience.

Outside, you will find an allocated parking space and an EV charging point, perfect for eco-conscious living. The location is convenient, with shops, cafes, and bus routes nearby, and the beach just a short distance away.

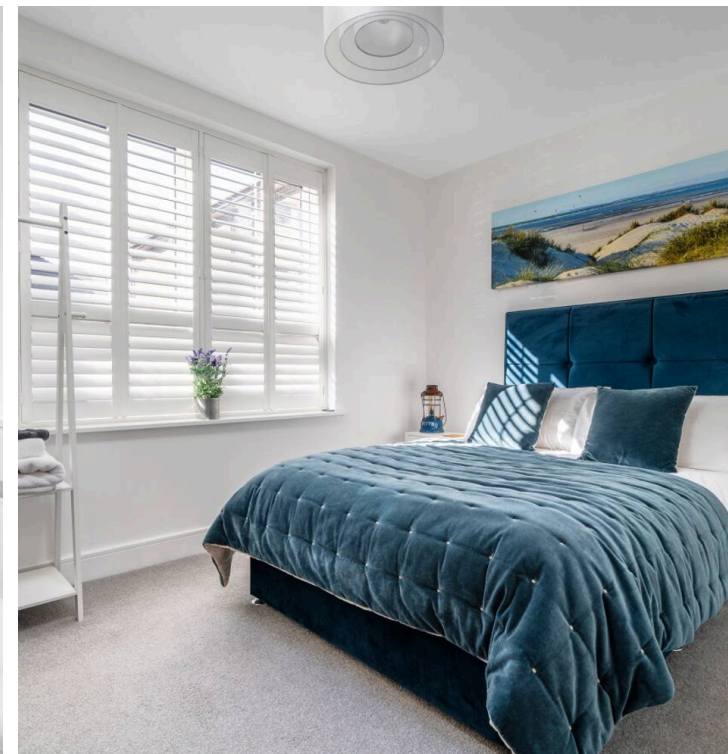
This property is offered with no forward chain.

Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

- Ground Floor Apartment
- Open Plan Kitchen/Living/Dining
- Bathroom & En Suite Shower Room
- One Allocated Parking Space
- Ideal Investment/Second Home
- Short Distance to the Beach
- Village Centre Location





Stocks Lane, East Wittering, Chichester

Approximate Area = 772 sq ft / 71.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Henry Adams. REF: 1187995



Henry Adams - East Wittering

Henry Adams LLP, 14 Shore Road, East Wittering - PO20 8DZ

01243 672721

eastwittering@henryadams.co.uk

www.henryadams.co.uk/

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.