



58 CAMBRAI AVENUE

WEST SUSSEX, PO19 7UU

£1,400 PCM

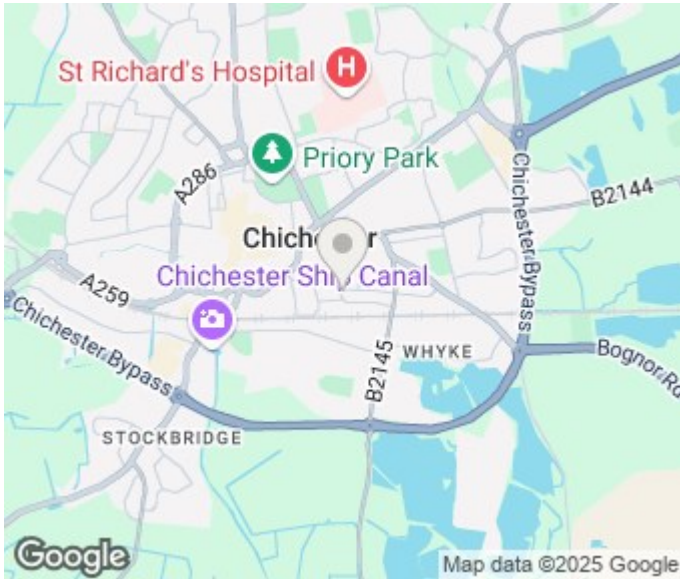
This charming two bedroom mid terraced house has become available to rent, a short walk from Chichester City Centre.

The property comprises of an adjoining living room and dining room both with feature fireplaces, a modern and well-appointed kitchen which opens out with double doors to the rear garden. Leading upstairs, there are two bedrooms - one double and one single, as well as the family bathroom with stunning roll top bath.

The property is available on an unfurnished basis. Internal viewings are highly recommended.



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| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | 83 |
| (69-80) C | | | |
| (55-68) D | | 58 | |
| (39-54) E | | | |
| (21-38) F | | | |
| (1-20) G | | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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