



Jury Farm Cottage
Sidlesham

Michael
Cornish

PROPERTY SALES & ACQUISITIONS



Jury Farm Cottage

Jury Lane, Sidlesham, Chichester, West Sussex PO20 7PX

A fine opportunity to acquire a period brick & flint cottage of immense charm and character, comprising 3 bedrooms, overlooking secluded private gardens and grounds set in about 0.3 acres, located on the rural fringes of a desirable village.



Property Features

- 3 Bedrooms
- Bathroom/WC & Separate WC
- Landing
- Sitting Room
- Kitchen/Dining Room
- Large Utility Room
- Front & Rear Entrance Lobby

Outside

- Gated driveway with parking area for at least six vehicles
- Mature private garden and grounds
- Wonderful views over farmland

In all, set in about 0.328 acres

THE PROPERTY

Jury Farm Cottage is a charming semi-detached brick and flint period cottage has immense character. There is a front and rear entrance lobby leading in the accommodation. From the rear lobby entrance there is a door to the large utility room, with a range of units and sink with worktop. A door from the lobby leads into the double aspect kitchen/diner with a range of wall and base units and oil fired two-oven Aga. A door leads to the front entrance lobby and another door leads into the inner hall from which a door opens into the delightful front sitting room chi has two useful under stairs storage cupboards.

From the inner hall a staircase rises to the spacious landing with doors leading to the separate wc and a bathroom/wc and further doors lead to the three good sized bedrooms one of which is the principal bedroom with a double aspect and wonderful views over neighbouring countryside.

The property may have further potential to extend the accommodation and build a store/garaging/carport subject to the usual planning consents.

Secluded gardens and grounds with magnificent far reaching countryside views





SIDLESHAM VILLAGE

This is a highly regarded small village with a small well-regarded and popular primary school and the 13th-century church of St Mary Our Lady. Sidlesham Common is surrounded by several thousands of acres of farmland and there are stunning views towards the South Downs and lovely walks at nearby Pagham Nature Reserve and The Crab & Lobster Inn at Sidlesham Quay. There is a local public house/restaurant and a local fuel garage with everyday shopping amenities. Chichester Golf Club at Hunston is about a mile. The village is within easy reach of Donnington and Birdham where there are a selection of pub/restaurants, Crouchers Hotel Restaurant and two marinas at Birdham and Chichester.





CHICHESTER

Sidlesham Common and village is located about 4 miles south of the city of Chichester, which has a fascinating history with remains from the Roman Conquest, including the defence walls providing a walk round the city. Much of the city centre is accessed through level pedestrianised areas leading to the ancient Chichester Cathedral founded during 1075. There is a Nuffield Hospital (private patients) and NHS St Richard's Hospital. Further amenities include: public and private sports centres with indoor swimming pools/gyms, cinemas, bowling, Chichester Racquets tennis/squash club and Chichester rugby club. Other attractions include: the award winning Pallant House Gallery and internationally renowned Chichester Festival Theatre. There are a number of schools locally and accessible from Chichester including: Chichester High School, Chichester Free School, Chichester University, The Portsmouth Grammar, Bishop Luffa, The Prebendal school, Oakwood, Slindon College, Great Ballard, Dorset House, Seaford College and Westbourne House.



GARDEN & GROUNDS

Jury Farm Cottage is approached from a country lane leading to five bar timber gate opening into a driveway with an extensive parking area, flanked by lawns and a variety of trees, shrubs and hedges proving complete privacy. To the rear of the property there are views across magnificent open fields and countryside.

In all set in about 0.3 28acres

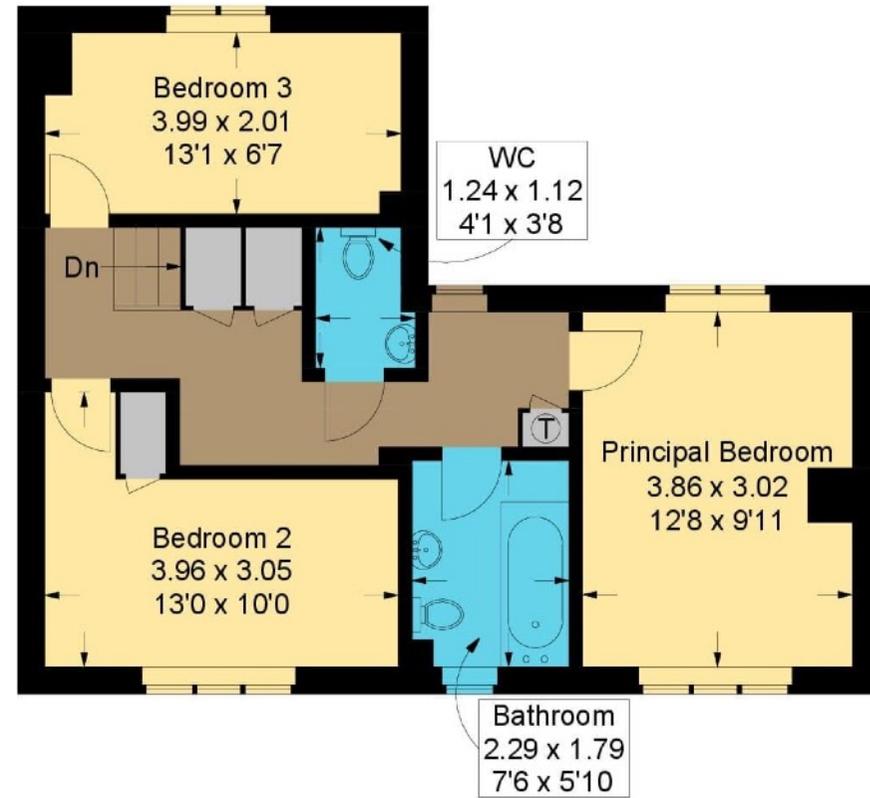


Jury Farm Cottage, Jury Lane, Sidlesham Common, PO20 7PX

Approximate Gross Internal Area = 101 sq m / 1087 sq ft



Ground Floor



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



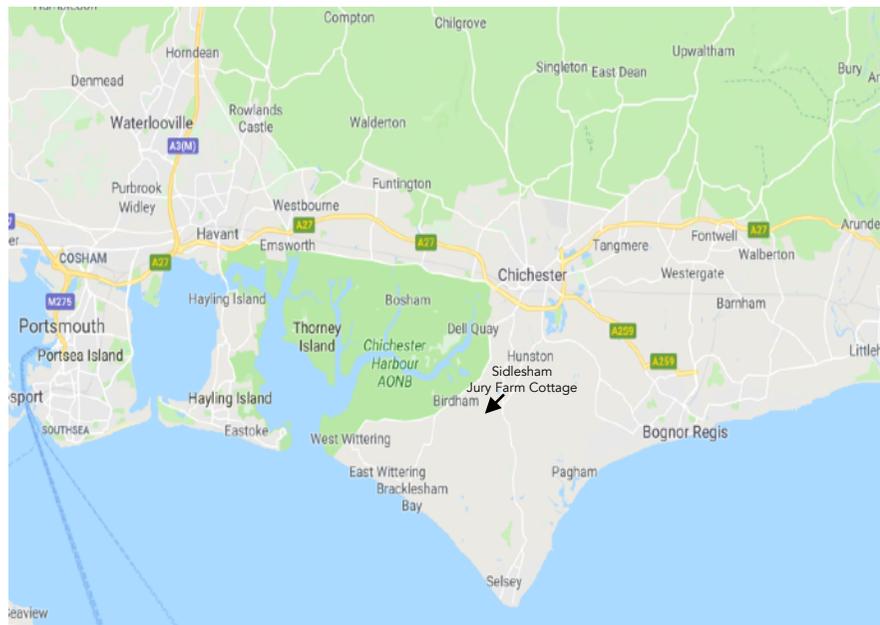
Goodwood Revival



Chichester Marina



West Wittering Beach 4 miles



COMMUNICATION TRAVEL LINKS

Chichester mainline rail station links to London/Waterloo via Havant (95mins). The A3 (M) motorway is about 18 miles to the West, connecting to the M25 Junction 10 and to central London/Westminster (76miles) and airports at Heathrow (72miles) or alternatively Gatwick via A27/A24 (48miles). Southampton International airport (38miles) and Portsmouth (20miles), both cities have ferry services to the Isle of Wight, The Channel Isles and Europe. Distances are approximate and times may change.

SERVICES: Mains electricity, water, oil central heating, and private drainage

Council Tax Band: E Year 2024/25 £2,667.05 **EPC Rating:** E

LOCAL AUTHORITY: Chichester Council 01243 785166

COASTAL & COUNTRY PURSUITS

Chichester is renowned for its sailing amenities, country pursuits and attractions: the Goodwood Festival of Speed, Goodwood Revival motoring events, Horse Racing at Goodwood and Fontwell, and Polo at Cowdray Park. Golf clubs at Goodwood and Hunston and flying at Goodwood Aerodrome. Much of the surrounding countryside is an Area of Outstanding Natural Beauty. The South Downs National Park provides miles of footpaths and bridleways. There are miles of sandy beaches at the Witterings. Chichester has about 17 miles of harbour channels with 6 marinas including: Chichester Marina, Birdham Pool Marina, Emsworth Yacht Harbour (Marina) and in all 14 sailing clubs locally. Further attractions include: Tangmere Military Aviation Museum, Weald & Downland Living Museum at Singleton, West Dean College & Gardens, Arundel Castle, Fishbourne Roman Palace, Stansted Park, Petworth House, and Goodwood House.

Brochure: 2024

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Viewing by Appointment

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