

**RARE OPPORTUNITY
WELL LOCATED D1 PROPERTY
FREEHOLD FOR SALE**

**WRIGHT
&
PARTNERS**

**POTENTIAL DEVELOPMENT OPPORTUNITY
SUBJECT TO PLANNING**

1 WHYKE LANE, CHICHESTER PO19 7UR



Misrepresentation Act: These details are intended to give a fair description of the property and whilst every effort has been made to ensure accuracy, this cannot be guaranteed. All measurements are approximate and no responsibility is taken for any error or omission. These details do not constitute part of an offer or contract.

**24 Hanover Square
London W1S 1JD**

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Location:

The Cathedral City of Chichester is a historic and thriving administrative centre for West Sussex. Chichester is located approximately 65 miles south west of London, 15 miles east of Portsmouth and 30 miles west of Brighton. The City serves an affluent catchment of 248,000 which is boosted annually by some 1.5 million tourists.

The property is situated at the end of the vehicular section of Whyke Lane, adjacent to the 900 space Cattle Market car park. The pedestrianised section of Whyke lane runs along the western boundary of the site which leads to the city centre's retail and other amenities which are a situated a few minutes walk away.

Description:

The property comprises a single storey detached and purpose-built modern church building constructed circa 1970 of brick under a tiled pitched roof. The building extends to a gross internal area of 1,340 sq ft (124.46 sq m) which sits on a site of approximately 41,300 sq ft.

Planning:

The property is categorised as a Place of Worship which falls under the former D1 (non-residential institutional) planning use. As from 1st September this use, together with educational establishments, museums and exhibition facilities, is categorised under the new use Class F1.

Subject to the necessary planning and other consents, the site might be suitable for residential development. Part of the site contains the remnants of a Roman Amphitheatre which is a scheduled listed monument.

Tenure: Freehold with vacant possession.

Price: Upon application.

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LANDMARK INFORMATION

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