



**FOR SALE**

10 The Hornet  
Chichester, PO19 7JG



## Key Features

- Located in city centre
- Situated in busy pedestrian & vehicular thoroughfare
- Ground floor sales area: 52.64 sq m (567 sq ft)
- First floor retail/office: 32.47 sq m (349 sq ft)
- Second floor storage: 12.07 sq m (130 sq ft)
- Basement storage: 18.51 sq m (199 sq ft)
- Freehold interest, with vacant possession
- Guide price £250,000 stc
- No VAT

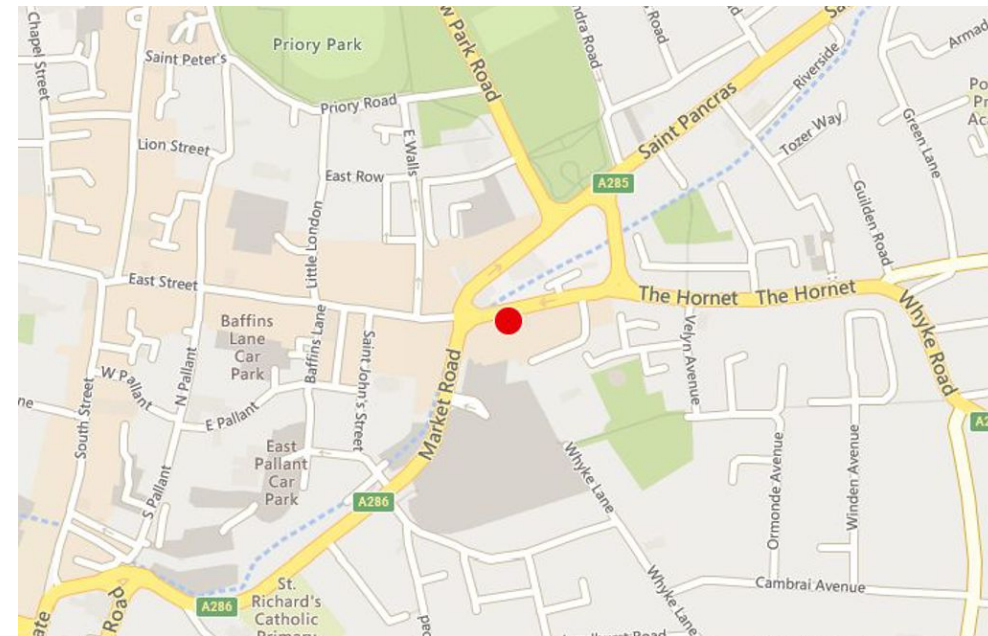




## Location & Situation

Chichester is an attractive cathedral city, and the county town of West Sussex. It is conveniently located along the A27 south coast trunk road, and lies approximately 15 miles to the east of Portsmouth and 30 miles west of Brighton. A mainline railway service to London reinforces commerce.

The property is situated on the southern side of The Hornet very close to its junction with Eastgate Square and Market Avenue. Nearby occupiers include Goodrows, Retro & Vintage and Male Concept.





## Description & Accommodation

The property comprises a three storey Grade II Listed retail unit with the accommodation arranged over the ground, first and second floors. There is also a basement for storage.

Gross frontage of 6.11 m

Net frontage of 5.62 m

The accommodation has the following approximate Net Internal Area (NIA):

Area	Sq Ft	Sq M
Ground Floor	567	52.67
First Floor	349	32.42
Second Floor	130	12.08
Basement	199	18.49
Total	1,245	115.66





## Rateable Value

Rateable Value (2026): £14,750.

## EPC

To be confirmed.

## Planning

A new Use Classes Order (UCO) came into effect on 1st September 2020. Under the new UCO a new Use Class E was introduced to cover commercial, business and service uses. Use Class E encompasses A1, A2, A3, B1 and some D1 and D2 uses under the former UCO. We therefore understand that the premises benefit from Class E 'Commercial Business and Service' use within the Use Classes Order 2020.





Experian Goad Plan Created: 18/03/2026



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GOAD PLAN For identification purposes only.



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## Terms

We have been instructed to market the property with vacant possession and quote a price of £250,000 for the freehold interest subject to contract.

## Legal Fees

Each party to bear their own legal costs incurred.

## VAT

We understand that the property is not elected for VAT.

## Anti Money Laundering Regulations 2017

In accordance with current Government legislation, we are legally required to conduct Anti-Money Laundering (AML) checks on all prospective purchasers or tenants where the transaction involves a capital value of €15,000 (EUR) or more, or a rental value of €10,000 (EUR) per calendar month or greater.

This process includes verifying identity, as well as confirming the source and availability of funds. Please note that we must obtain and record this information before any transaction can be formalised or contracts exchanged.



## Further Information

Please contact the sole agents Flude Property Consultants:

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18 March 2026

