

# 5 JUPITER COURT

GUNWHARF QUAYS | PORTSMOUTH | PO1 3TS



£260,000  
Leasehold

- Stunning Ground Floor Apartment
- Highly Requested Gunwharf Quays Location
- Quality Fittings Throughout plus LED Lighting
- Double Bedroom with Superb Fitted Wardrobes
- Dual Aspect living Room with Private Terrace
- Well Fitted Kitchen with Integrated Appliances
- Fully Tiled Bathroom : Alarm System
- Allocated Parking Bay : No Forward Chain





## In Brief

Fry & Kent has pleasure in marketing for sale this outstanding one-bedroom **GROUND FLOOR** apartment situated in the heart of the residential quarter of the highly requested marina development of Gunwharf Quays. Whether you are searching for your first home, 'Buy to Let' investment or just a weekend retreat by the sea, living in and around this **FASHIONABLE** area provides everything you need right on doorstep including a wide variety of restaurants, cafes and bars plus a number of designer shops. **LEISURE** facilities include a multi-screen cinema, bowling complex, nightclub and casino whilst transport services to London (Waterloo) and the Isle of Wight are within a short walk. The apartment has been finished to a **HIGH STANDARD** complete with dimmable LED lighting, cable broadband points, new window blinds throughout, security alarm system and video entry system. The well fitted kitchen features quality appliances including a Bosch oven and hob, extractor hood, washer/dryer, dishwasher, fridge/freezer and microwave whilst the double bedroom with adjoining bathroom has an excellent range of Hammond fitted wardrobes with remote 'mood' lighting. The dual aspect living room has patio doors leading to a small terrace with views of The Spinnaker Tower and The Vulcan Clock Tower together with a single allocated **PARKING BAY** in front of the apartment. With gas central heating and no forward chain your viewing is strongly recommended.

£260,000

## KEY FACTS

**TENURE:** Leasehold

**TERM:** 199 years with approx. 177 remaining

**GROUND RENT:** £173.88 pa

**SERVICE CHARGE:** £1,700 pa

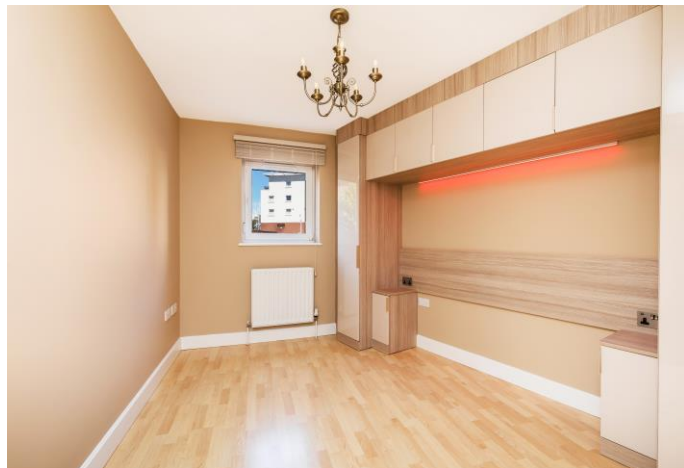
**EPC RATING:** 'C'

**COUNCIL TAX BAND:** 'D'



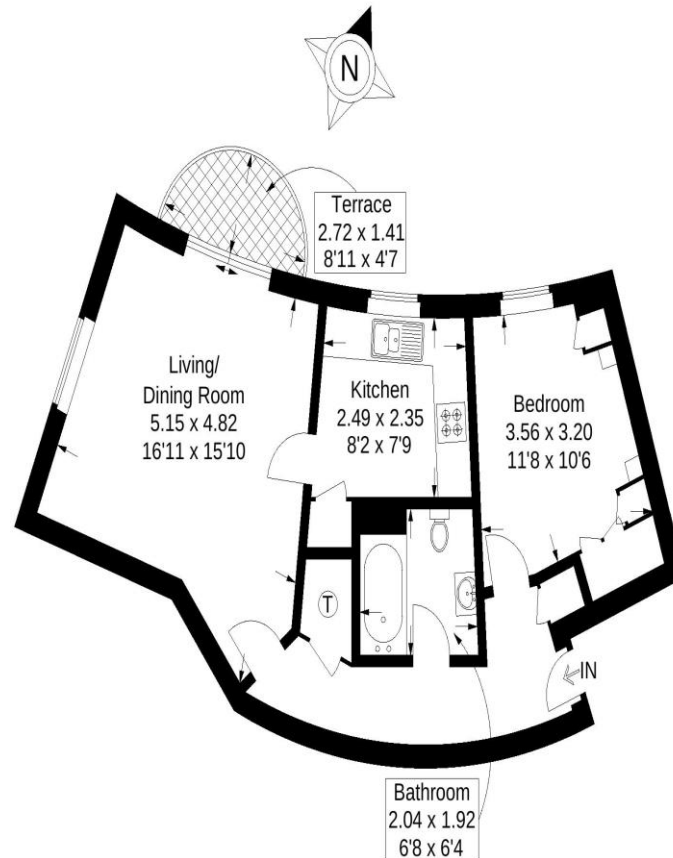
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## Jupiter Court, Gunwharf Quays, Portsmouth

Approximate Gross Internal Area = 50.6 sq m / 545 sq ft



Ground 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.

Southsea  
Sales & Lettings  
7/9 Stanley Street,  
Southsea, PO5 2DS  
Tel: 023 9281 5221

Old Portsmouth & Gunwharf Quays  
Sales & Lettings  
The Seagull, 13 Broad Street,  
Old Portsmouth, PO1 2JD  
Tel: 023 9281 5221

Drayton & Out of Town  
Sales & Lettings  
139 Havant Road,  
Drayton, PO6 2AA  
Tel: 023 9221 0101

London  
Sales & Lettings  
Mayfair Office, Cashel House,  
15 Thayer Street, W1U 3JT  
Tel: 0870 112 7099

Southsea  
Admin Centre  
12 Marmion Road,  
Southsea, PO5 2BA  
Tel: 023 9282 2300

[www.fryandkent.com](http://www.fryandkent.com)