

SEAGERS COURT

OLD PORTSMOUTH | HAMPSHIRE | PO1 2GD



OFFERS IN EXCESS OF £375,000 Leasehold

- Impressive Two Bedroom Apartment
- Second Floor of Modern Purpose Built Block
- Secure Underground Car Parking Bay
- Open Plan Living/Dining Room with Balcony
- Fitted Kitchen with Integrated Appliances
- Master Bedroom with En-Suite & Balcony
- Second Double Bedroom and Bathroom
- Gas Central Heating & Double Glazing





In Brief

We have pleasure in marketing for sale this LOVELY two bedroom apartment situated on the second floor of this modern purpose built apartment block occupying a corner plot on the highly sought after Spice Island area of Old Portsmouth. Constructed around 2010 to high specification, the location is PERFECT for those looking for a home by the sea with everything within a short walk including the many cafes, bars, restaurants and the shopping and leisure complex at Gunwharf Quays.

Once inside the well maintained communal areas, lift access leads to all floors and the UNDERGROUND PARKING with remote access for residents only. At almost 800 sq.ft (73.4 sq.m), the spacious layout comprises; entrance hall with video entry, open plan 22'7 x 13'11 living/dining room with balcony and fitted kitchen complete with INTEGRATED appliances. There are two double bedrooms, the master bedroom featuring an EN-SUITE shower room and a second BALCONY. The second bedroom adjoins the main bathroom.

Benefiting from gas central heating and double glazing throughout, your earliest inspection is thoroughly recommended.

Offers in Excess of £375,000

KEY FACTS

TENURE: Leasehold

TERM: 111 Years Remaining

GROUND RENT: £400.00 per annum

SERVICE CHARGE: £1,600.00 per annum

EPC RATING: 'B'

COUNCIL TAX BAND: 'D'



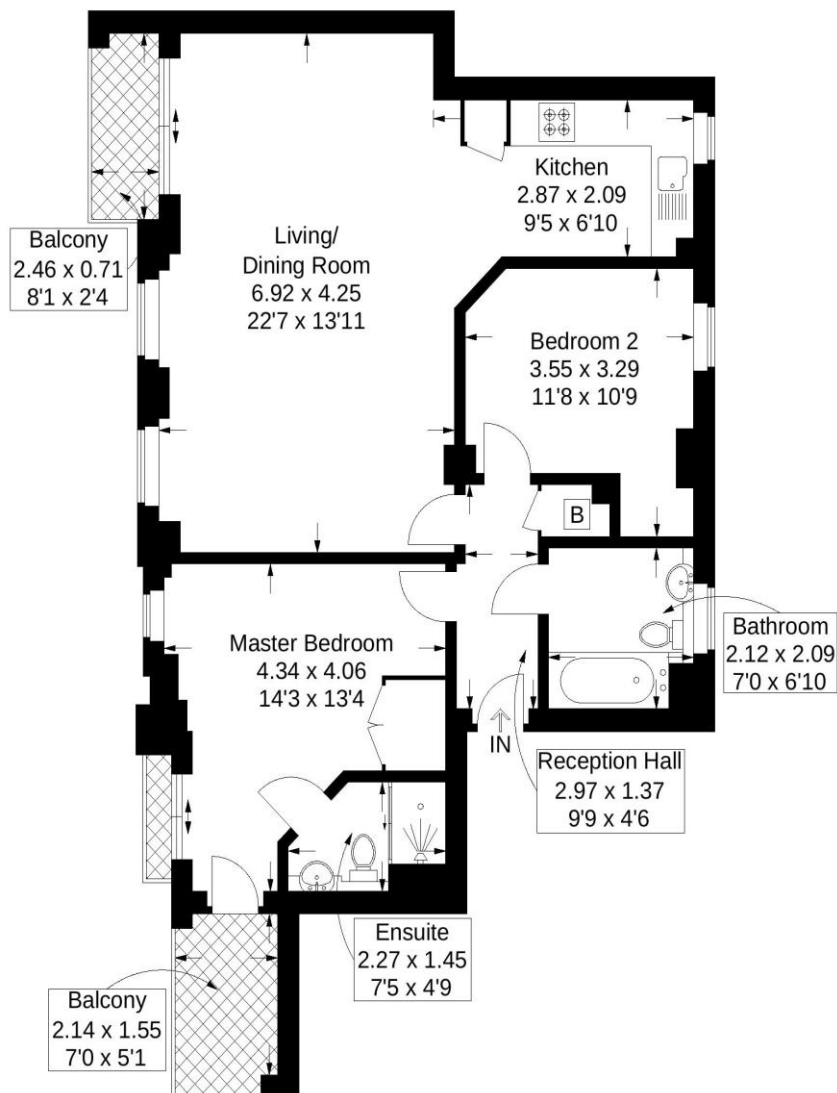
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Seagers Court, Old Portsmouth

Approximate Gross Internal Area = 73.4 sq m / 790 sq ft



Second 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.

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