

# 3 PENNY STREET

OLD PORTSMOUTH | HAMPSHIRE | PO1 2NH



£650,000

Freehold

- Fine Grade II Listed Residence
- Three Bedrooms Over Two Floors
- Dual Aspect Kitchen/ Breakfast Room with Georgian Bay Window
- Living Room and Dining Room with Feature Fireplaces
- Basement
- Garden Room Opening to Delightful Courtyard Garden
- Garage / Workshop
- Short Walk to Spice Island & Waterfront



## In Brief

We are pleased to bring to the market this exceptional **GRADE II LISTED** Cottage, situated within the conservation area of Old Portsmouth. The residence is walking distance to schools, train stations, restaurants, the waterfront and Gunwharf Quays. This charming property was originally built c1583 and has a wealth of **CHARACTER** detail with accommodation of over 2000 sq ft and living space arranged over four floors, comprising: dining room, utility, cloakroom, dual aspect kitchen / breakfast room and garden room on the ground, living room, bedrooms, shower room and a bathroom on the first floor with a further two bedrooms on the top floor, as well as a basement room. When you invest in buying a **GRADE II Listed** property you are buying more than just a home in an enviable location, you are also preserving a little slice of history for the next generation. This charming property benefits from a courtyard garden and a **GARAGE**, original painted wood panelling and Georgian windows. Early internal viewing of this character house is strongly recommended in order to appreciate both the accommodation and location on offer.

£650,000

## KEY FACTS

TENURE: Freehold

EPC: N/A as Listed

COUNCIL TAX BAND: D



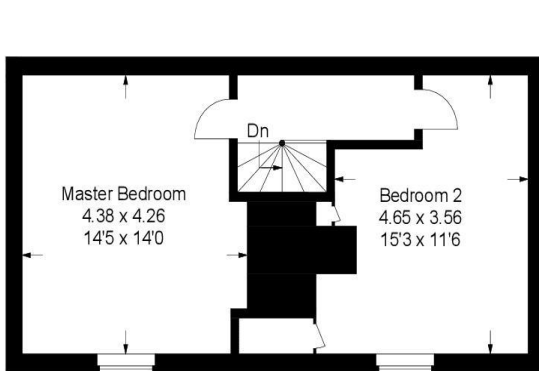
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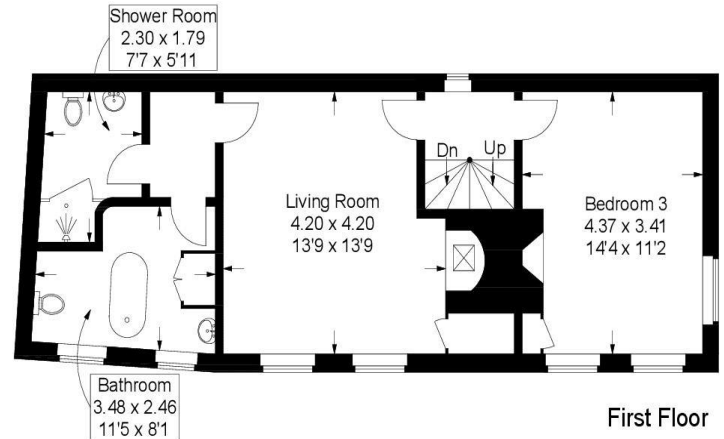


## Penny Street, Old Portsmouth

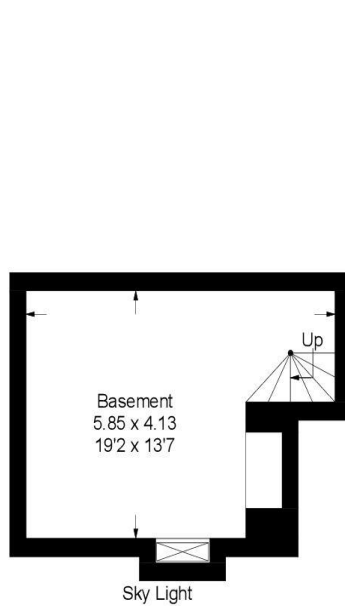
Approximate Gross Internal Area = 200.1 sq m / 2154 sq ft



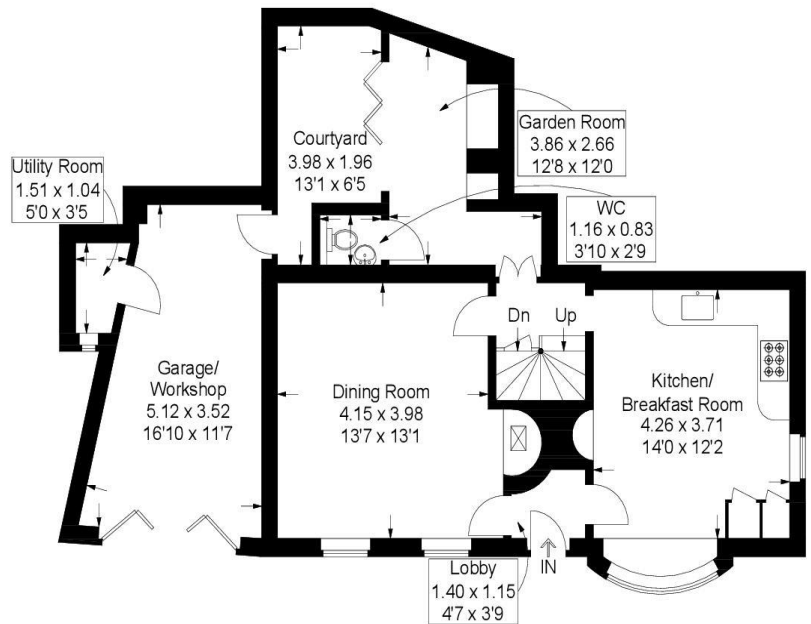
Second Floor



First Floor



Basement



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.

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