

# BEMBRIDGE CRESCENT

SOUTHSEA | HAMPSHIRE | PO4 0QT



£785,000

Freehold

- Exceptional Victorian Family Home
- Four Good Sized Bedrooms : Ensuite to the Master
- Open Plan Kitchen Living with Integrated Appliances
- Character Features Throughout
- Walking Distance to Southsea Seafront and Shops
- South Facing Garden : Rear Access
- Downstairs WC : Utility Room : Garden Room
- Viewing Advised!





## In Brief

This impressive residence offers a harmonious blend of traditional charm and modern amenities across its three floors. The ground floor welcomes visitors with a stunning entrance hallway adorned with ornate stained glass windows and intricate tile work. The hallway leads to two generously sized living rooms, each boasting period features such as high ceilings, decorative cornices, and elegant fireplaces. The kitchen is a testament to contemporary design, featuring sleek white cabinetry, integrated appliances, and a central island with seating. Large windows flood the space with natural light from a southerly aspect. The first floor offers three of the four bedrooms and a family bathroom suite. The top floor houses the master bedroom with the ensuite. Throughout the home, the decor strikes a balance between classic and contemporary, with a colour palette of deep blues, crisp whites, and warm neutrals. Outdoors, a south facing garden awaits, complete with artificial turf for easy maintenance, comfortable seating areas and rear access. A wooden deck extends the living space, ideal for al fresco dining or relaxation. With its thoughtful layout, mix of period features and modern updates, this home offers a versatile and stylish living environment suitable for a variety of lifestyles.

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## KEY FACTS

**TENURE:** Freehold

**EPC RATING:** 'E'

**COUNCIL TAX BAND:** 'E'



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## Bembridge Crescent, Southsea

Approximate Gross Internal Area = 202.9 sq m / 2185 sq ft  
(Excluding Reduced Headroom / Eaves)

Reduced Headroom = 2.2 sq m / 23 sq ft

Total = 205.1 sq m / 2208 sq ft



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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