

MARMION ROAD

SOUTHSEA | HAMPSHIRE | PO5 2BB



£249,950

Leasehold – Share of Freehold

- Two Double Bedroom Duplex Apartment
- Excellent Central Southsea Location
- Living Room with Adjoining Box Room
- Fitted Kitchen/Dining Room
- Gas Central Heating & Double Glazing
- Modern Bathroom Suite
- Early Viewing Strongly Recommended
- No Forward Chain



In Brief

We have pleasure in marketing for sale this very impressive **DUPLEX** apartment located within a stroll of Palmerston Road shopping precinct and Waitrose supermarket.

Occupying the first and second floor of this three storey **VICTORIAN** building, the property is also located within the Owens **CONSERVATION** Area and offers over 1,100 sq.ft of accommodation including: first floor living room, kitchen/dining room, two **DOUBLE** bedrooms, bathroom and useful box room.

Benefitting from gas fired central heating and double glazing plus a 'NO-FORWARD' chain sale, we recommend an early inspection.

£249,950

KEY FACTS

TENURE: Leasehold – Share of Freehold

TERM: 182 years remaining

GROUND RENT: N/A

SERVICE CHARGE: Ad-Havoc - Shared Between Two Flats

EPC RATING: 'D'

COUNCIL TAX BAND: 'B'



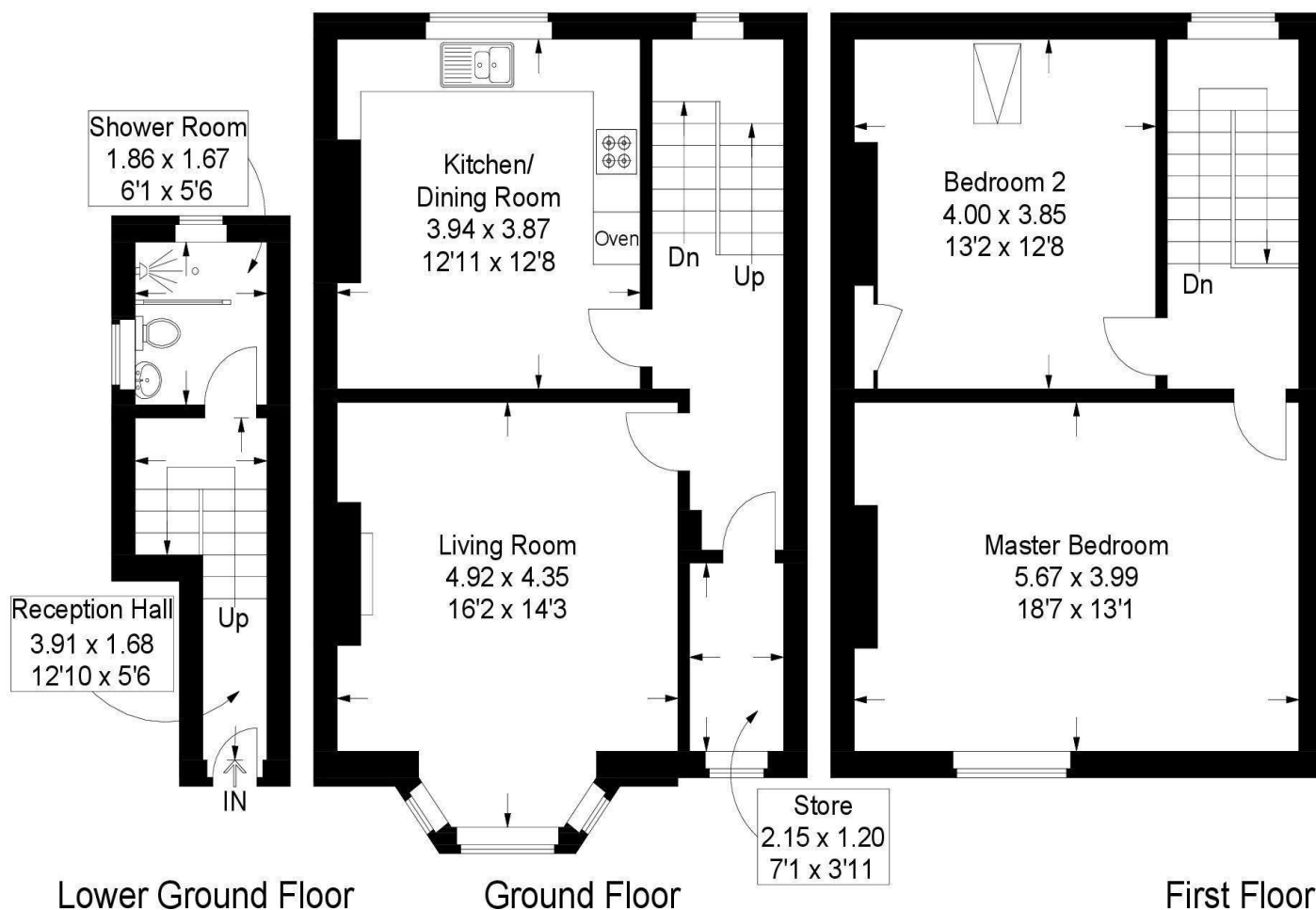
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Marmion Road, Southsea

Approximate Gross Internal Area = 102.4 sq m / 1102 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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Old Portsmouth & Gunwharf Quays
Sales & Lettings
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Old Portsmouth, PO1 2JD
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Drayton & Out of Town
Sales & Lettings
139 Havant Road,
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