



FOR SALE

£385,000

60 Hunter Road,
Southsea, PO4 9AY.

Tenure: Freehold

ESTATE  AGENTS

**LAWSON
ROSE**

PROPERTY DESCRIPTION

This three bedroom, end of terrace property is found in a highly requested road in PO4 & it's being offered with no forward chain! Situated on Hunter Road, this much loved family home provides a spacious open plan living/ kitchen space that leads into a rear extension complete with bi-folding doors opening into the rear garden. There is a separate utility room, a modern downstairs Shower room plus a cellar currently used for storage. The first floor then provides three great sized double bedrooms, plus a fitted bathroom suite. A great opportunity and potentially an ideal family home in our opinion so therefore we highly recommend arranging an internal viewing. For further information or to request a time to view, please contact the Lawson Rose sales office today.

Material Information:

- Construction: Brick Built
- Electricity Supply: Alternating Current
- Heating: Gas Central Heating
- Water Supply: Mains Water Supply
- Sewage: Mains Sewage
- Broadband: Standard, Superfast Fibre and Gfast Fibre are available.
- Mobile: Ofcom Checker shows EE, Three, O2 and Vodafone all have voice and data availability in this area.
- Permit Parking: 1st permit is £30, 2nd permit is £120 and 3rd permit (where available) is £300.
- Council Tax: Portsmouth City Council – Band C
- Flood Risk – Low Risk (Stated on the Gov.uk portal)



02392 367 779 - contactus@lawsonrose.com
131 Winter Road, Southsea, P04 8DS

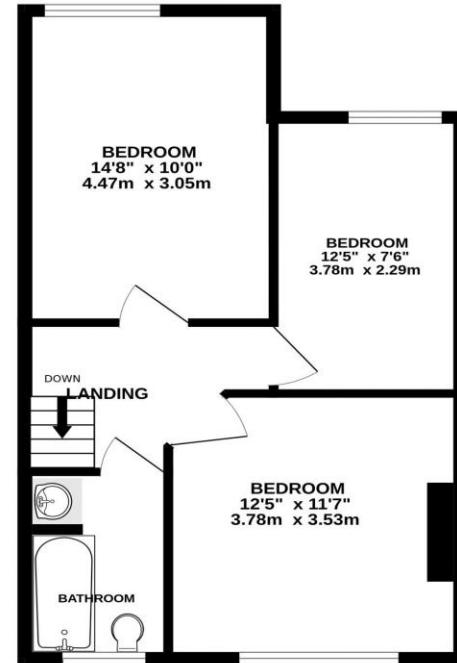
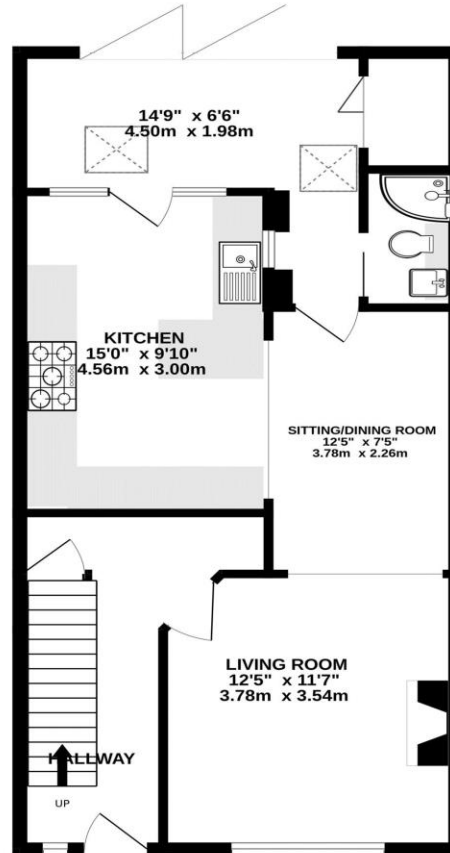
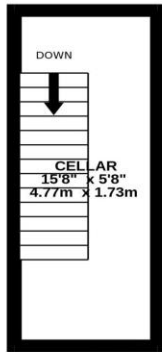




BASEMENT

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Please note that none of the services or appliances have been tested by Lawson Rose Estate Agents.