



FOR SALE

£235,000

25 Frogmore Road,
Southsea, PO4 8RB.

Tenure: Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

This well presented, two bedroom, bay & forecourt property could make for an ideal first time purchase and is close to local amenities and not far from Fratton Train station. Situated on Frogmore Road, the property provides a bright and airy living room alongside a spacious open plan kitchen/ dining area, the real heart of the home. There is a separate utility space, a contemporary four piece bathroom suite plus two great sized double bedrooms, one of which has an array of built in wardrobes. Additionally the home is double glazed and gas centrally heated, plus outside is an enclosed, west facing rear garden. Given all the property has to offer we highly recommend booking an internal viewing, so 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 B
- Flood Risk – Low Risk (Stated on the Gov.uk portal)

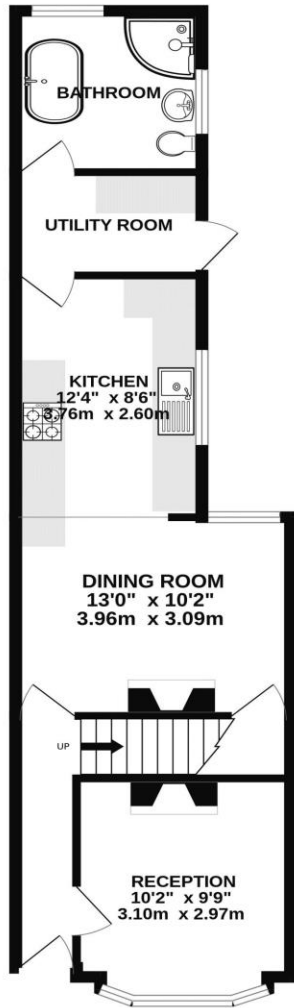


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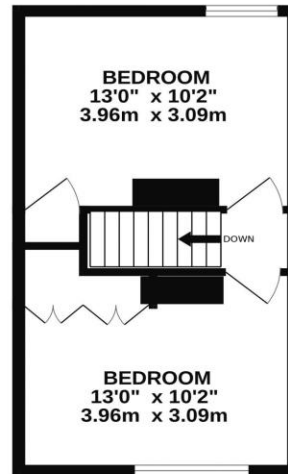




GROUND FLOOR



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.