



FOR SALE

Offers in Excess of £260,000

Flat 6 Queens Gate Osborne Road,
Southsea, PO5 3LX.

Tenure: Share of Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

Share of Freehold! This stunning two-bedroom penthouse apartment boasts breathtaking panoramic views across the Solent, Southsea Common, and out to the Isle of Wight. Positioned atop an elegant seafront terrace, the property is just moments from Southsea's finest restaurants, bars, and shopping destinations. Upon entering, the hallway leads to a bright and airy living room, where the ever-changing seafront provides a captivating backdrop. The apartment features a well-appointed fitted kitchen, a stylish modern bathroom suite, and two generously sized bedrooms—the master offering access to a charming rooftop courtyard. Additional benefits include double glazing, gas central heating, and a versatile loft space currently used for storage. This unique penthouse must be seen to be fully appreciated. For more information or to arrange a viewing, 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 A
- Flood Risk – Low Risk (Stated on the Gov.uk portal)
- Date of Lease: 13 Sep 2018
- Term: 999 Years From 1 September 2005 - 980 years
- Management Company:
- Service Charge:
- Ground Rent:
- Lease Restriction: A copy of the lease is available upon request.

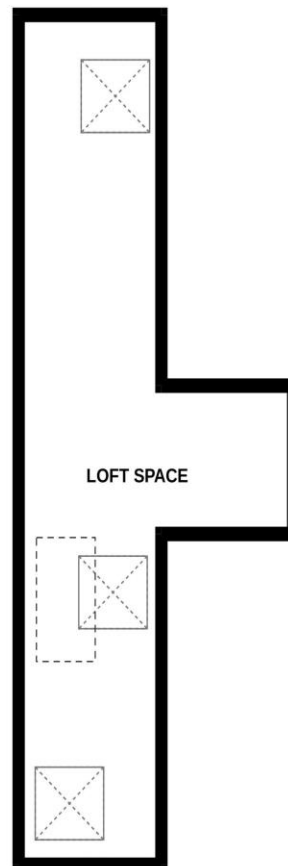
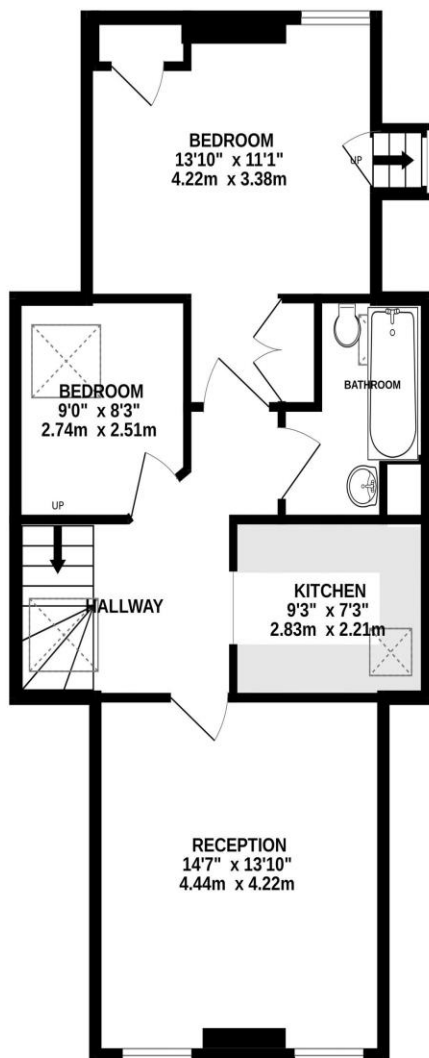
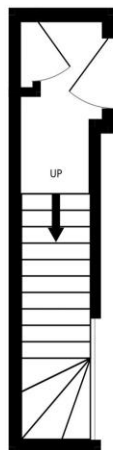




ENTRANCE

FLAT 6

LOFT SPACE



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.