



# FOR SALE

## £290,000

139 Prince Albert Road,  
Southsea, PO4 8EL.

Tenure: Freehold

ESTATE  AGENTS

# LAWSON ROSE

## PROPERTY DESCRIPTION

This sizeable three bedroom, double bay & forecourt is close to local amenities on Winter Road and not far from Milton Park is available to view with Lawson Rose. Situated on Prince Albert Road, the accommodation provides a spacious open plan living room alongside a modern fitted, open plan kitchen/ dining room. The first floor then provides a sizeable stylish bathroom suite, plus three good sized bedrooms. Additionally the property has a well-kept enclosed rear garden with access to a outside W.C. A great opportunity for a first time or family home in our opinion and 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: 1<sup>st</sup> permit is £30, 2<sup>nd</sup> permit is £120 and 3<sup>rd</sup> permit (where available) is £300.
- Council Tax: Portsmouth City Council – Band B
- Flood Risk – Low Risk (Stated on the Gov.uk portal)



**02392 367 779 - [contactus@lawsonrose.com](mailto:contactus@lawsonrose.com)**  
**131 Winter Road, Southsea, PO4 8DS**

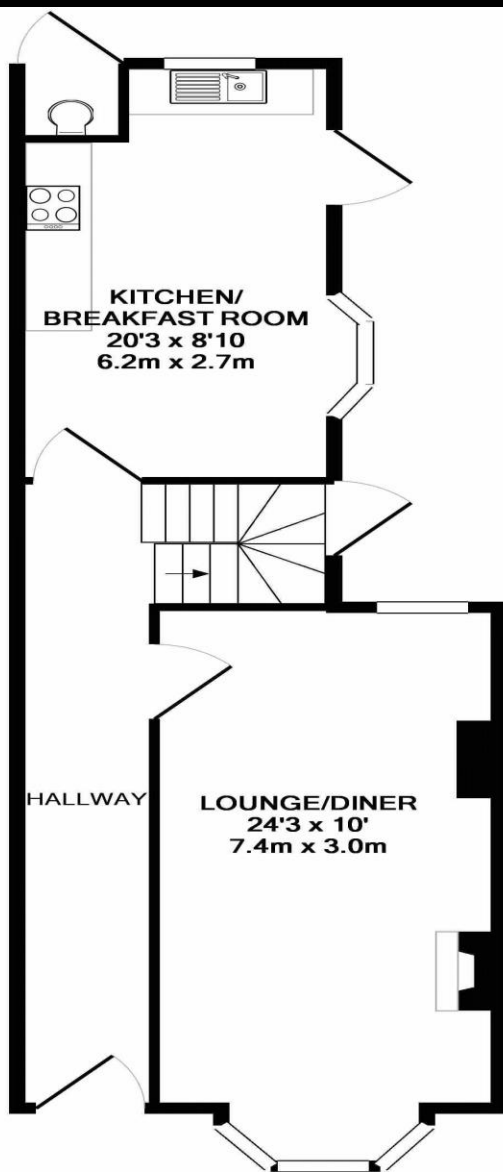




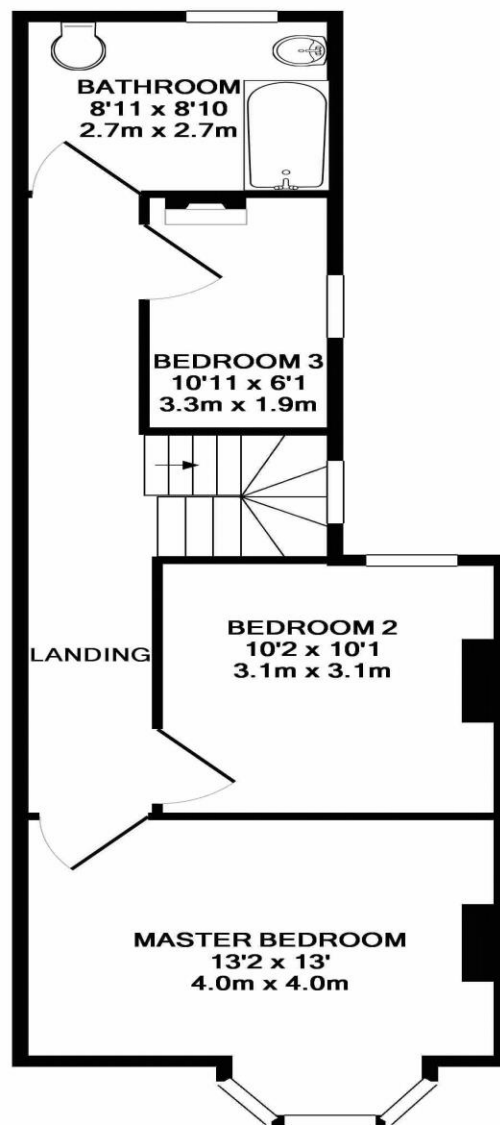








**GROUND FLOOR**



**1ST FLOOR**

Whilst every attempt has been made to ensure the accuracy of the floor plan 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.