



FOR SALE

£175,000

289 Locksway Road, Milton,
Southsea, PO4 8LH.

Tenure: Leasehold

ESTATE AGENTS
**LAWSON
ROSE**

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

Set in a prime position at the top end of Locksway Road, this spacious two-bedroom top floor apartment boasts spectacular views across Loch Lake and the nearby playing fields. A fantastic opportunity for first-time buyers, downsizers or investors, this home is offered with no forward chain and is just moments from scenic coastal walks and convenient transport links to the city centre. The property features a bright and generously sized open-plan living space that opens out onto a private balcony—perfect for enjoying the picturesque outlook. There are two well-proportioned double bedrooms, a fitted kitchen, and a large bathroom suite. Further benefits include gas central heating, double glazing, two private external storage cupboards, communal gardens and washing lines. A unique opportunity to secure a sea view apartment. To arrange a viewing or for more information, please contact the Lawson Rose sales team today.

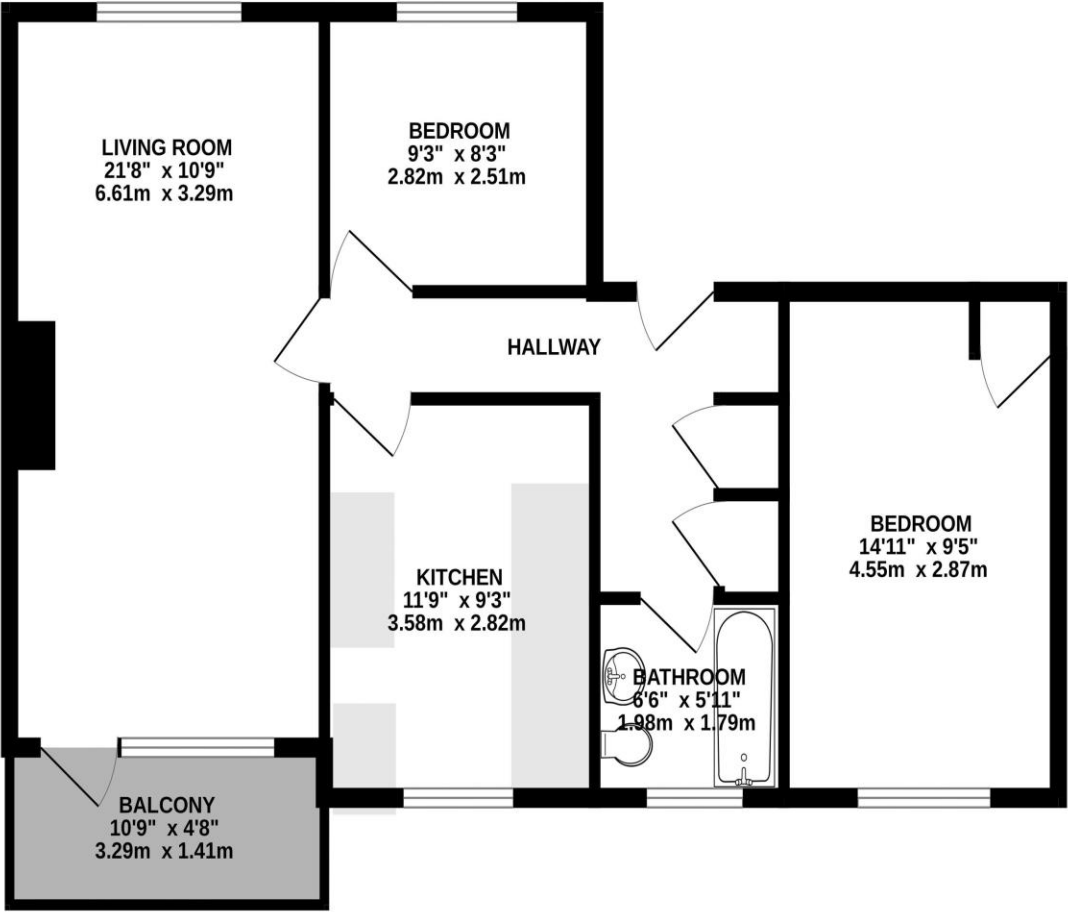
Material Information:

- 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.
- Parking: On Street Parking
- Council Tax: Portsmouth City Council – Band A
- Flood Risk – Low Risk (Stated on the Gov.uk portal)
- Date of Original Lease: 04 Nov 2007
- Term: 125 years commencing 2 May 1989 – 88 Years Remaining
- Management Company: Portsmouth City Council
- Service Charge & Ground Rent – Total Annual Estimate £2573.88 / Equal to 12 Monthly Instalments of £214.49
- Lease Restriction: A copy of the lease is available upon request.





289 LOCKSWAY ROAD



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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Please note that none of the services or appliances have been tested by Lawson Rose Estate Agents.