



FOR SALE

£290,000

23 Haslemere Road,
Southsea, PO4 8BB.

Tenure: Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

No Forward Chain! This deceptively spacious three-bedroom, bay & forecourt property is located on Haslemere Road in Southsea and could be ideal for those looking to put their own stamp on a sizeable family home in a sought-after location. The accommodation offers a bright and airy living room with a large bay window, a generous kitchen/breakfast room with access to a useful lean-to utility space and downstairs W.C, plus a secondary reception room to the rear overlooking the garden – a perfect setting for a dining room or family space. On the first floor are three well-proportioned double bedrooms, all with built-in wardrobes, together with a fitted bathroom. The property also benefits from a sizeable cellar with great potential, ideal for storage or conversion (subject to consents). Externally, there is a low-maintenance rear garden with pedestrian access, adding to the practicality of the home. With its spacious layout and fantastic potential, this home is sure to appeal to buyers looking for a project in a popular Southsea setting. We highly recommend arranging an internal viewing to fully appreciate all that is on offer – please contact Lawson Rose today for more information or to book a viewing.

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)

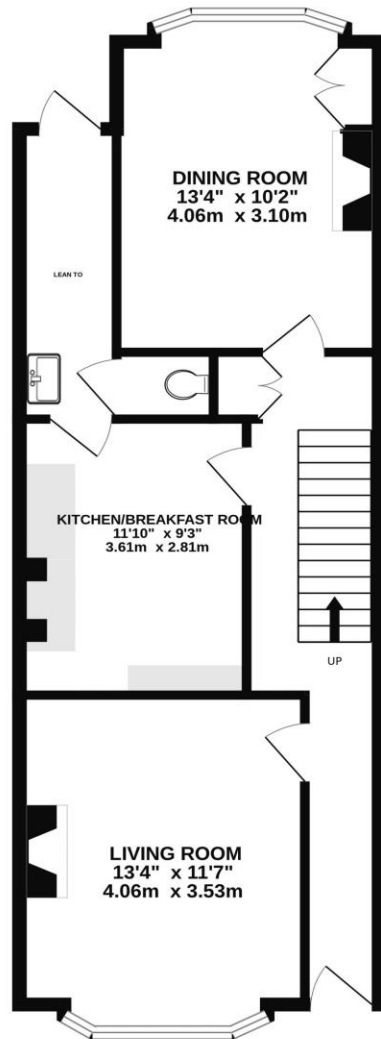


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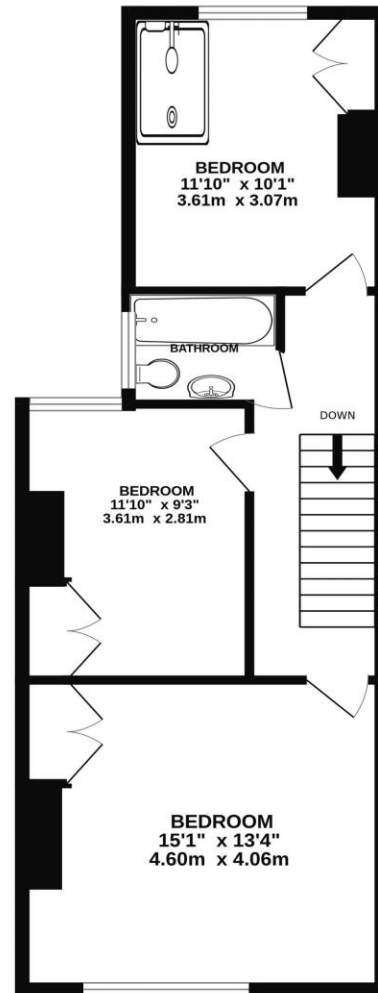




GROUND FLOOR



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.