



FOR SALE

£220,000

98 Landguard Road,
Southsea, PO4 9DT.

Tenure: Freehold

ESTATE  AGENTS

**LAWSON
ROSE**

PROPERTY DESCRIPTION

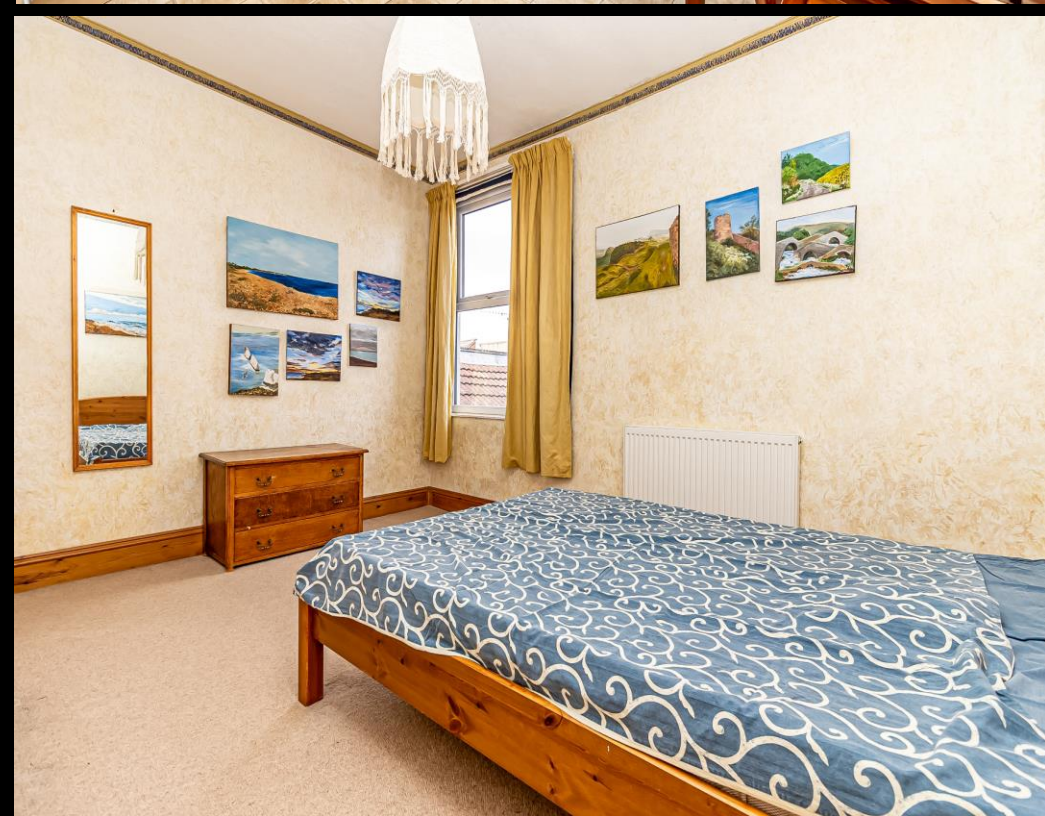
This charming and well-presented terraced home in Landguard Road could make the perfect first-time purchase or family home — and it's being offered with no forward chain! Stepping through the welcoming porch, you're greeted by a delightful front reception room that would make an ideal dining area, followed by a separate, cosy living room complete with a feature fireplace and handy under-stair storage. Continuing through the property, there's a generously sized fitted kitchen providing plenty of workspace and storage, with a fitted bathroom suite conveniently located at the rear. Upstairs, the first floor hosts two excellent double bedrooms, both well-proportioned, with the main bedroom benefiting from a built-in wardrobe. Externally, the home enjoys a neatly kept, enclosed rear garden — perfect for relaxing or entertaining in the warmer months. This lovely property offers a great blend of character, comfort, and practicality, all set within a sought-after Southsea location. We highly recommend an internal viewing to truly appreciate all it has to offer — contact the Lawson Rose sales team today for further details or to arrange your 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)

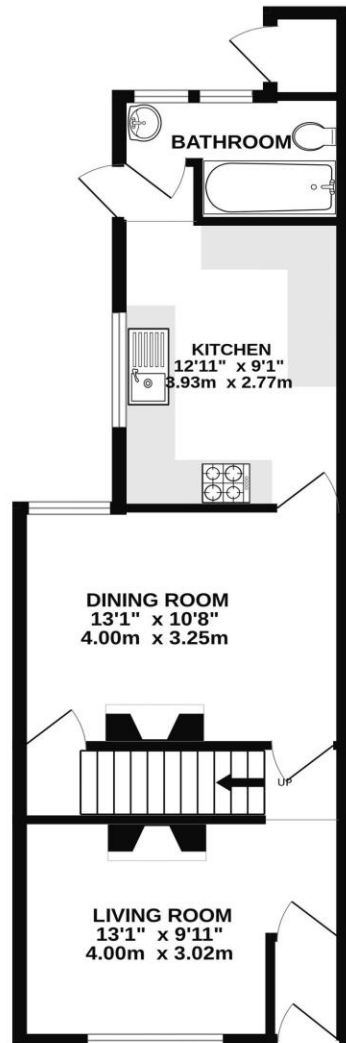


02392 367 779 - contactus@lawsonrose.com
131 Winter Road, Southsea, PO4 8DS

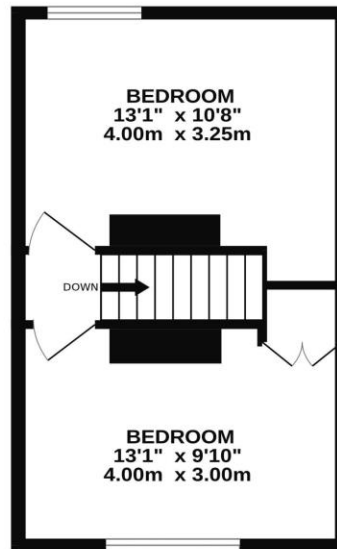




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the 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.
Made with Metropix ©2025

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