



FOR SALE

£130,000

2b Locksway Road,
Southsea, PO4 8JP.

Tenure: Leasehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

This stylish and beautifully presented one-bedroom first floor apartment is perfectly positioned just moments from local amenities and the leafy open spaces of Milton Park, making it an ideal choice for both first-time buyers and investors alike. With the additional advantage of no forward chain, this is a fantastic opportunity to secure a well-maintained home in a desirable and convenient Milton location. Situated on Locksway Road, the property is approached via a well-kept and generously sized communal entrance, setting a positive tone from the outset. To the rear, residents benefit from a south-facing communal garden—a low-maintenance outdoor space ideal for relaxing in the sunshine—as well as access to a brick-built storage shed, perfect for bikes or seasonal items. Located on the first floor, the apartment itself offers a thoughtfully arranged layout.

The hallway leads to a sizeable modern bathroom suite, finished to a good standard, and a useful built-in storage cupboard. The double bedroom is well-proportioned, providing comfortable space for furniture and peaceful separation from the main living area. The heart of the home is the bright and inviting open-plan kitchen/living space. A modern fitted kitchen with a breakfast bar offers an attractive and sociable cooking area, while the living space enjoys natural light from a south-facing window, creating a warm and welcoming atmosphere. Overall, this is a fantastic opportunity for anyone looking to take their first step onto the property ladder or secure a ready-to-go buy-to-let investment in a popular spot. For more information or to arrange a viewing, 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.
- Council Tax: Portsmouth City Council – Band A
- Flood Risk – Low Risk (Stated on the Gov.uk portal)
- Date of Original Lease: 125 years commencing on 29 June 2009 and ending on 28 June 2134
- Term: 108 years
- Service / maintenance charges are £100 per month or £1200 per annum
 - This includes £250 per annum for ground rent
 - And £950 per annum for the service charge (maintenance, works, insurance etc)
-





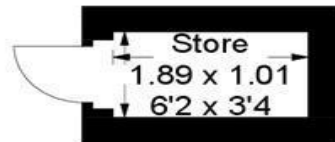
2b Locksway Road, PO4 8JP			
Energy rating			
C			
Valid until 28.11.2031			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 c	76 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Locksway Road, Southsea

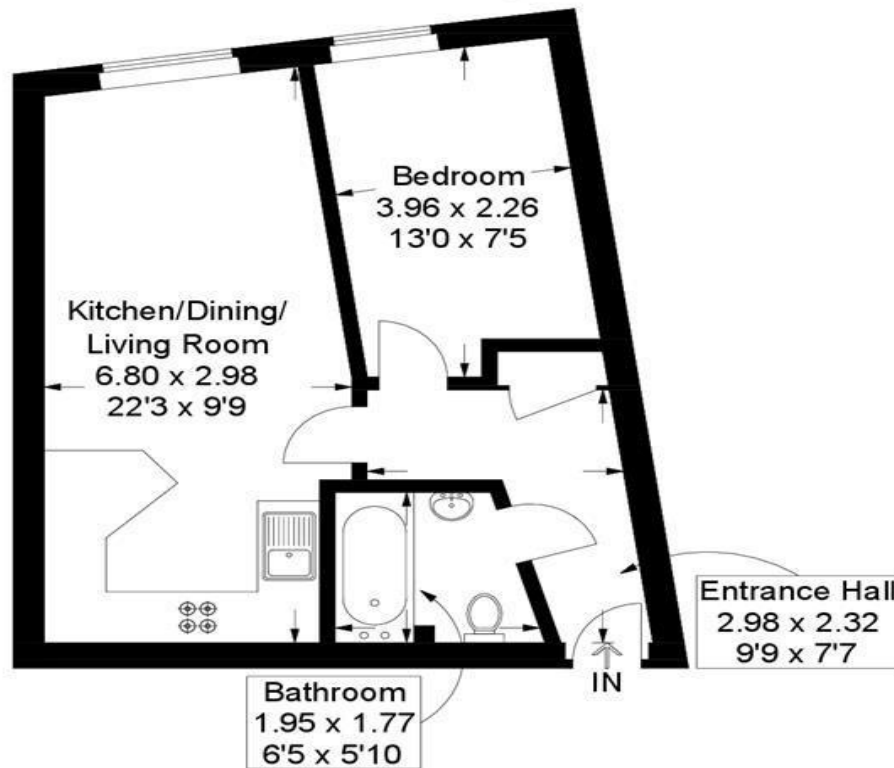
Approximate Gross Internal Area = 36.9 sq m / 397 sq ft

Outbuilding = 2.1 sq m / 23 sq ft

Total = 39 sq m / 420 sq ft



Outbuilding



First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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



02392 367 779 - contactus@lawsonrose.com

131 Winter Road, Southsea, PO4 8DS