

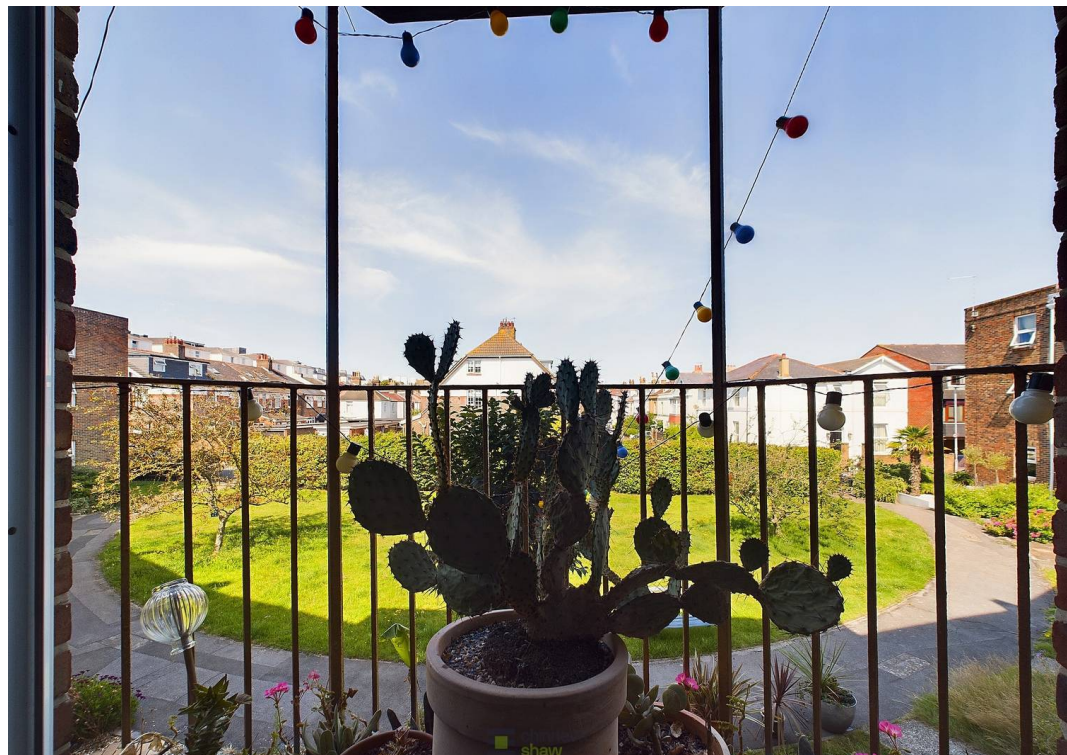


29 Burgoyne Road, Southsea  
Southsea

Offers in Region of £500,000

 chinneckshaw







# 29 Burgoyne Road

Southsea, Southsea

Situated just a stone's throw from the seafront, this delightful three-bedroom townhouse on Burgoyne Road is part of an exclusive crescent of homes, tucked away from the road in a private development. The property boasts a serene setting with a communal green at the front which sets the property away from the road.

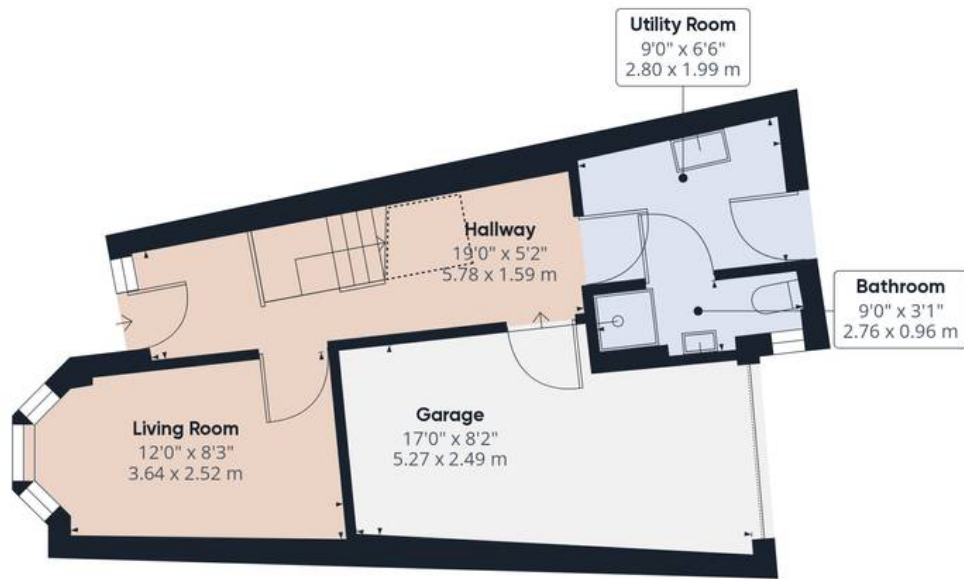
Upon entering, you are greeted into a welcoming hallway. The ground floor features a bedroom at the front, a convenient utility area with garden access, and a well-appointed shower room with a shower, toilet, and sink. Additionally, there is a garage providing practical storage space.

The first floor offers a well-equipped kitchen with an array of wall and base cabinets, ample worktop space, a built-in dishwasher, and space for a fridge freezer, with a sink positioned below the window. Adjacent is the open-plan living/dining room, which stretches the length of the home. This space includes a front balcony overlooking the communal green and a Juliet-style balcony at the rear, accessible via a sliding door, providing views of the rear garden.

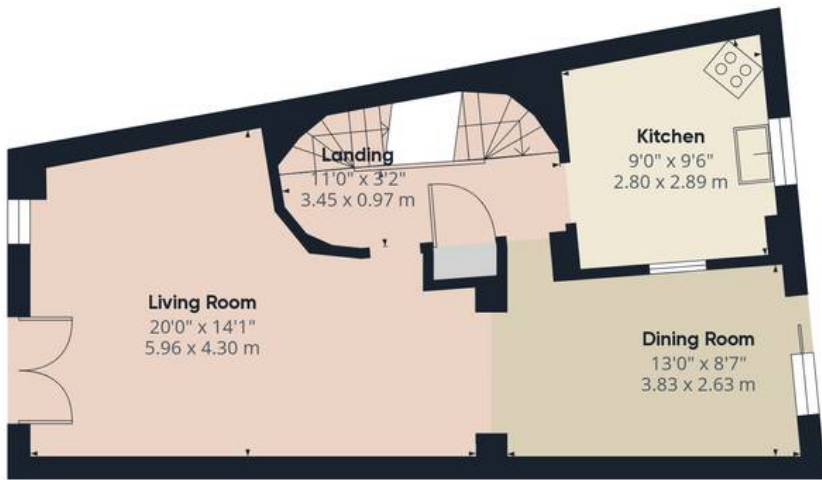
On the second floor, you will find a versatile bedroom at the front, currently used as a home office. Adjacent is the family bathroom, complete with a bath and shower over, toilet, heated chrome towel rail, and sink. The landing offers a handy storage cupboard before leading to the principle bedroom at the rear. This spacious room has been enhanced to incorporate a dressing area and features an en-suite bathroom with a bath, sink, heated towel rail, and toilet.



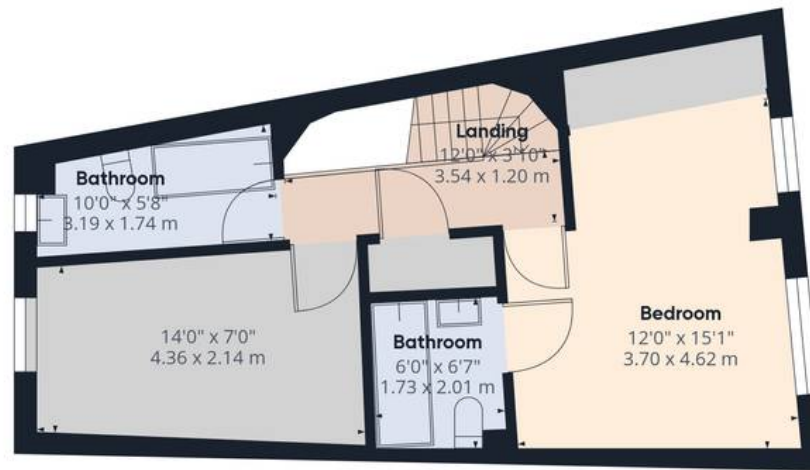




Ground Floor



Floor 1



Floor 2

**Approximate total area<sup>(1)</sup>**

1357.11 ft<sup>2</sup>

126.08 m<sup>2</sup>

**Reduced headroom**

16.58 ft<sup>2</sup>

1.54 m<sup>2</sup>

(1) Excluding balconies and terraces

☐ Reduced headroom  
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

**GIRAFFE360**





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