



81 WESTFIELD ROAD

SOUTHSEA, PO4 9EP

£269,995
FREEHOLD

A THREE BEDROOM MID TERRACED BAY AND FORECOURT HOUSE has become available with VACANT POSSESSION in a good location with local amenities nearby.

The property comprises of an ENTRANCE HALLWAY housing meters leading to LOUNGE.

DINING ROOM leads to KITCHEN with Built-in gas hob/electric oven/extractor fan over, space for fridge

UTILITY ROOM has plumbing for washing machine and tumble drier

DOWNSTAIRS BATHROOM has mixer tap shower


To the FIRST FLOOR can be found TWO DOUBLE and ONE SINGLE BEDROOMS

This good size family home has the benefit of GAS CENTRAL HEATING , DOUBLE GLAZING and a REAR GARDEN

VIEWING HIGHLY RECOMMENDED





Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	75
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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