



## 72 BROMPTON ROAD SOUTHSEA, PO4 9AL

£1,200 PER CALENDAR

A mid terrace two double bedroom property has become available with the advantage of being in a no through road. Has recently been painted throughout, with newly fitted kitchen and newly laid carpets.

This bright and airy house comprises of a lounge, dining room with cupboard downstairs. Kitchen houses a gas cooker with extractor fan over. Downstairs white bathroom suite with mixer tap shower over, vanity sink unit, W.c., and heated towel rail. Both bedrooms have built-in cupboard/wardrobes.

To the rear can be found a large garden with abundance of shrubs and trees and laid to grass. Benefits from gas central heating and double glazing. View early to avoid disappointment.





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