



50 BOULTON ROAD

PORTSMOUTH, PO5 1NT

£1,350 PCM

THREE DOUBLE BEDROOM HOUSE situated off the POPULAR ALBERT ROAD with its ABUNDANCE of BARS, RESTAURANTS and UNIQUE SHOPS. This GOOD SIZE HOUSE comprises of a COMMUNAL LOUNGE, FITTED KITCHEN WITH APPLIANCES, DOWNSTAIRS BATHROOM with SHOWER and the BENEFIT of GAS CENTRAL HEATING, DOUBLE GLAZING and a REAR GARDEN. HIGHLY RECOMMENDED TO VIEW





| Energy Efficiency Rating | | |
|--|-------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | 86 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 60 | |
| (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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