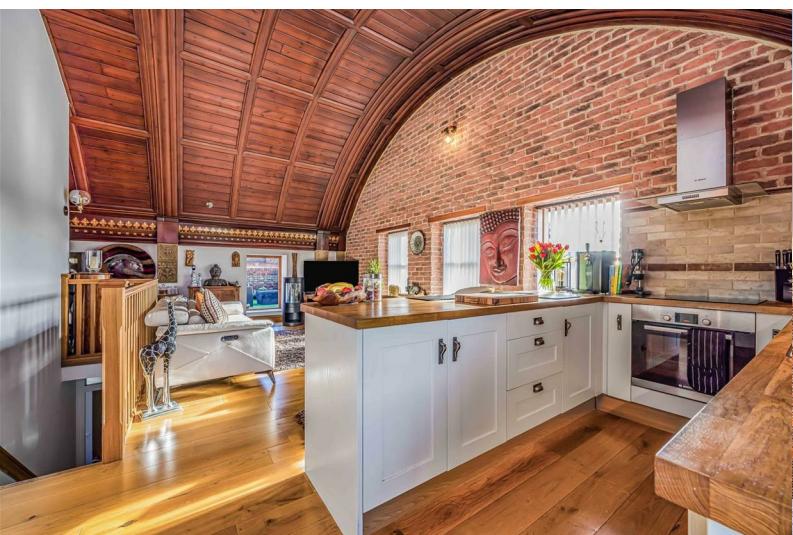




## Brandon Court Lawrence Road , Southsea, PO5 1PF

£300,000

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# Brandon Court Lawrence Road

, Southsea, PO5 1PF

£300,000



## Welcome to Brandon Court...

We are delighted to bring to market this excellent three-bedroom split-level apartment offering a rare combination of character, space and contemporary living, enhanced by unique architectural features, situated in the heart of Southsea. Set over multiple levels, the property boasts impressive vaulted ceilings, a double garage, a roof terrace and open plan living.

The heart of the home is the expansive open-plan kitchen, dining and lounge area, situated on the first floor, creating a stylish and sociable environment ideal for modern living. The kitchen itself is well appointed with a range of fitted units, integrated appliances such as a an oven with hob and extractor fan, a dishwasher, fridge / freezer and washing facilities. The vaulted ceilings add a unique touch and openness, while large windows allow natural light to pour in, making this an inviting space for both everyday living and entertaining. There is ample space for multiple sofas and other furnishings, and their is access to the private roof terrace - a standout feature, offering far reaching views and outdoor space.

On the ground level, the property features three well proportioned bedrooms, all comfortable in size and able to fit double beds and other furnishings.

The modern shower room is finished to a high standard, featuring tiled walls and floors, a walk in shower, sink with storage unit and toilet.

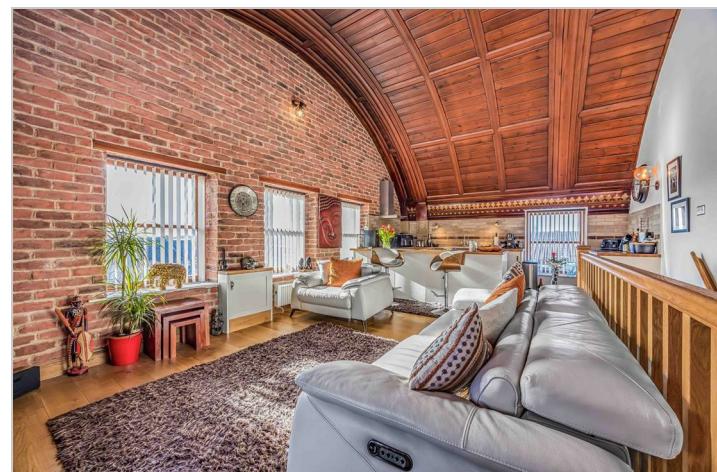
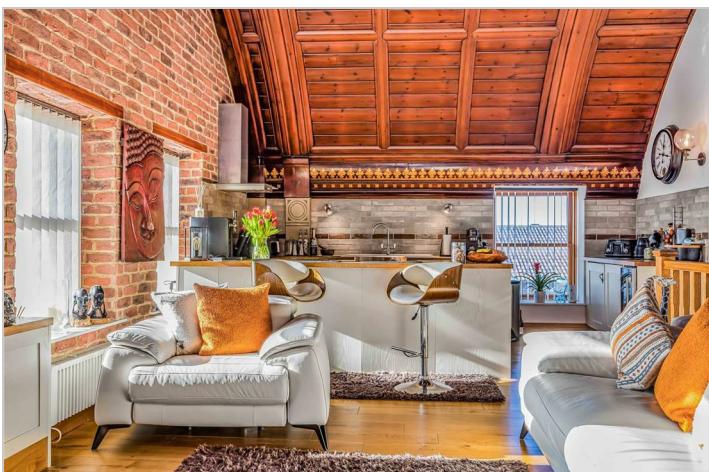
The property benefits from a double garage, offering off road parking and ample storage space.

Situated in Lawrence Road, you are within close proximity to a range of local amenities including cafes, shops and excellent transport links. Southsea seafront is just a short walk away, making this excellent for those who wish to be near by the sea.

Combining distinctive character with modern design, generous living space and a superb roof terrace, this unique split-level apartment offers something truly special. Early viewing is highly recommended to fully appreciate the space, layout and individuality of this impressive home.

Ground rent & service charge & buildings insurance :  
£1350 collected every 6 months  
992 years remaining on lease

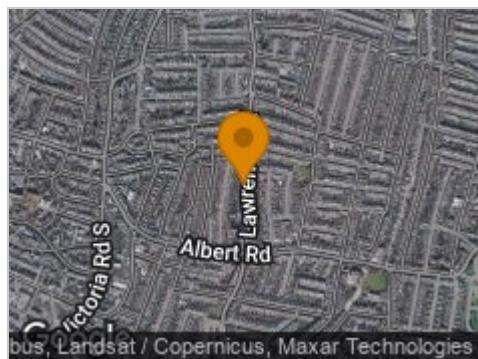
- UNIQUE SPLIT LEVEL APARTMENT
- STUNNING VAULTED CEILINGS
- THREE BEDROOMS
- MODERN SHOWER ROOM
- DOUBLE GARAGE
- OPEN PLAN RECEPTION ROOM
- ROOF TERRACE
- CLOSE TO SOUTHSEA AMENITIES



## Road Map



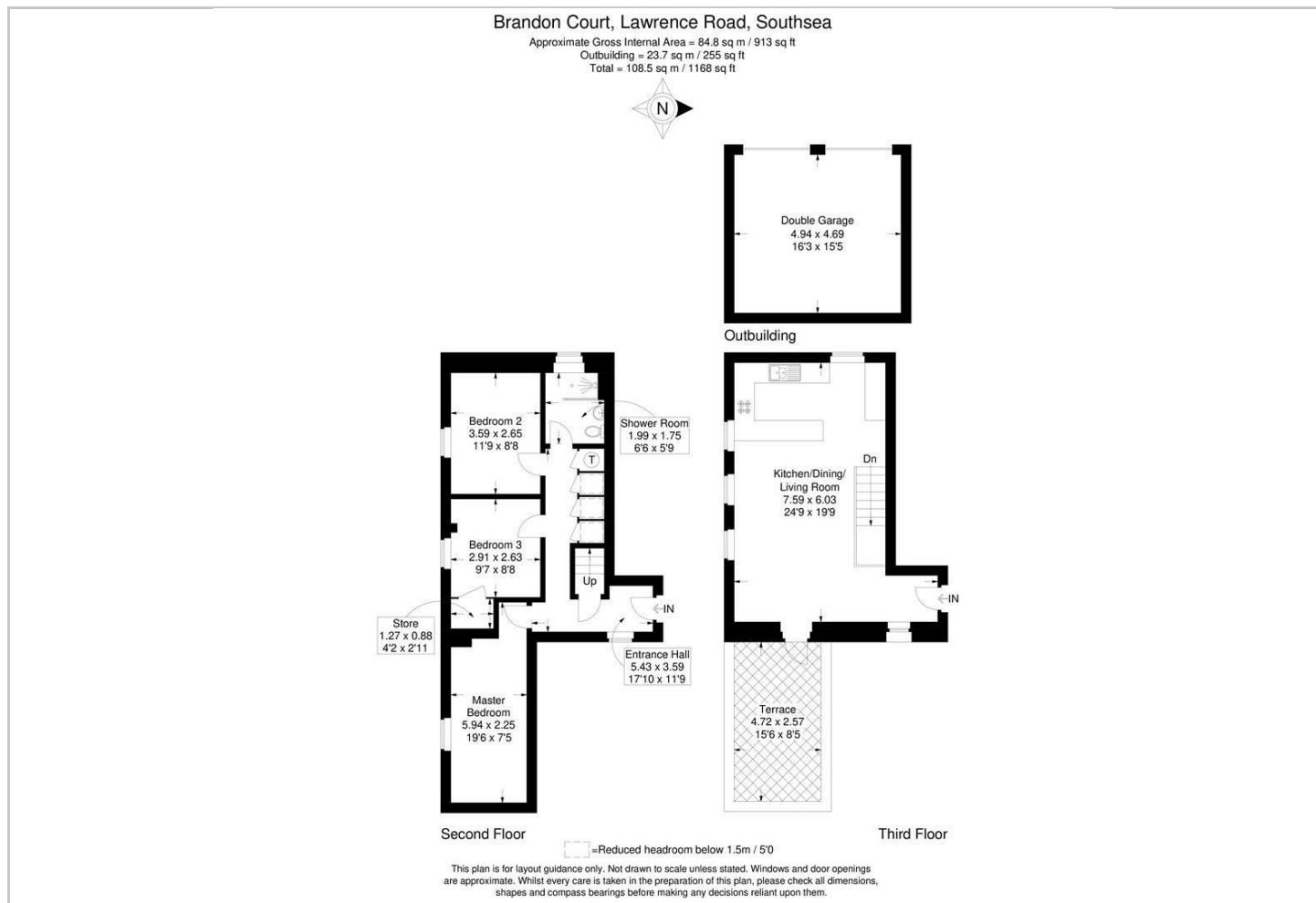
## Hybrid Map



## Terrain Map



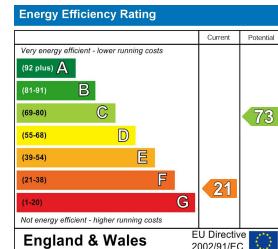
## Floor Plan



## Viewing

Please contact our Central Office on 02394 217317 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.