



**Asking Price £210,000**

**TENURE: FREEHOLD**

**Manchester Road, Portsmouth**

**Bedrooms : 2**

**Bathrooms : 1**

**Reception Rooms : 2**

**IDEAL INVESTMENT OR FIRST  
TIME BUY**

**CENTRAL CITY LOCATION**

**TWO RECEPTIONS**

**NEAR TO FRATTON TRAIN  
STATION**

**PERFECT TO MAKE YOUR  
OWN**

**TWO DOUBLE BEDROOMS**

**Soane Property Group**  
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Soane Estate Agents bring this spacious two bedroom terraced house situated in Fratton, Portsmouth. A short distance to Fratton train station and commercial road town centre with excellent travel links in and out of the city. This property is ideal for first time buyers or investors.

## **PROPERTY**

A well-presented two-bedroom terraced home, ideal for first-time buyers or investors. Offering two reception rooms, a modern kitchen, and private rear garden, this property is located in a popular residential area close to local shops, schools, and transport links.

## **RECEPTION**

This spacious and light-filled reception room offers clean lines, wood-effect flooring, and a bold feature wall with inset mirror. The room leads through to the second reception and kitchen providing a versatile space for living or dining in a neutral, modern style.

## **SECOND RECEPTION**

A bright and airy second reception room featuring a green accent wall, laminate flooring, and a decorative ceiling rose. Ideal as a dining room, study, or snug, with natural light from a rear-facing window.

## **KITCHEN**

A bright and generously sized kitchen featuring modern units, wood-effect worktops, and a large range-style cooker. Tiled flooring and rear garden access make it a practical and functional space with plenty of potential to personalise.

## **BATHROOM**

This spacious bathroom features a full-sized bath with overhead shower, modern tiling, W.C and built-in shelving for storage. A large window provides natural light, while the heated towel rail and neutral décor offer a practical and airy feel.

## **GARDEN**

A sunny and secluded rear garden featuring a paved seating area, raised flower beds, and established planting including a mature palm. A great low-maintenance outdoor space with plenty of character.

## **BEDROOM**

This generously sized double bedroom benefits from neutral décor, fitted carpet, and plenty of natural light. A handy built-in wardrobe offers convenient storage, making it a comfortable and practical main bedroom.

## **BEDROOM**

A bright and well-proportioned second bedroom featuring neutral décor, soft carpeting, and a large window providing plenty of natural light. Ideal as a guest room, home office, or second double bedroom.





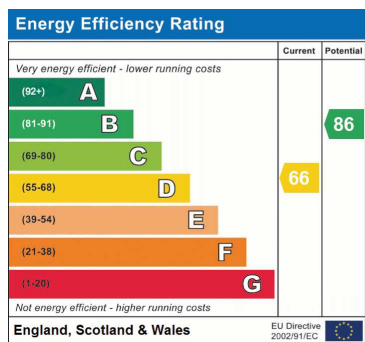
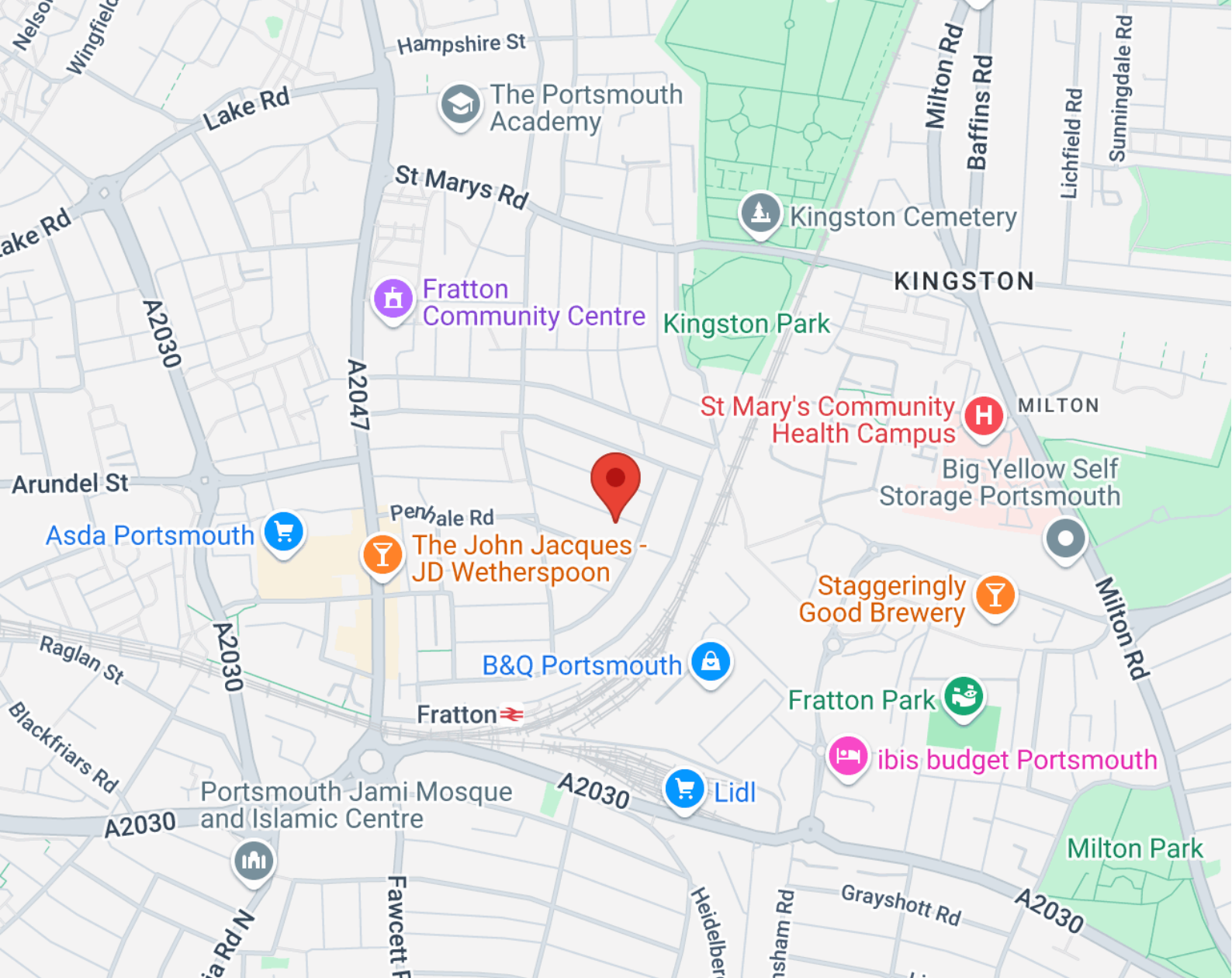




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