



**Evans Road, Southsea PO4 8DA**

**welcome to**

**Evans Road, Southsea**

Three bedroom family home within the heart of Southsea, call us today to view!





Fox & Sons Southsea welcome to the market this three bedroom family home. Close to local amenities and local schools. This property would make a great first time home or for anyone wanting to invest. This property has a lot of space, with a good size cellar and workshop room. The garden is a great space for entertaining friends and family. To view this property please call us today. Don't miss out on this opportunity.

### Entrance Hall

5' 10" x 15' ( 1.78m x 4.57m )

### Cellar

5' 10" x 15' ( 1.78m x 4.57m )

### Lounge

10' 6" x 15' 3" into bay ( 3.20m x 4.65m into bay )

### Dining Room

10' 4" x 9' 9" ( 3.15m x 2.97m )

### Kitchen

7' 5" x 18' 6" ( 2.26m x 5.64m )

### Workshop

Irregular Shaped Room 13' 9" x 16' 9" ( 4.19m x 5.11m )

### Downstairs Wc

### Bedroom One

13' 5" x 9' 9" Max ( 4.09m x 2.97m Max )

### Bedroom Two

11' 10" x 10' 6" ( 3.61m x 3.20m )

### Bedroom Three

10' 6" x 6' 6" ( 3.20m x 1.98m )

### Bathroom



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## welcome to Evans Road, Southsea

- THREE BEDROOM FAMILY HOME
- CENTRAL SOUTHSEA
- CLOSE TO LOCAL AMENITIES
- LOVELY GARDEN
- MUST SEE PROPERTY

Tenure: Freehold EPC Rating: E  
Council Tax Band: B

# £320,000



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
SOS106065 - 0006

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Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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**023 9229 3100**



[Southsea@fox-and-sons.co.uk](mailto:Southsea@fox-and-sons.co.uk)



65 Osborne Road, SOUTHSEA, Hampshire, PO5 3LS



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