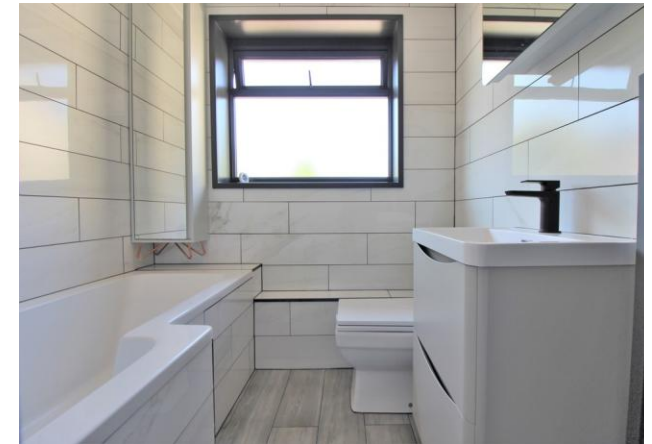


AUCTION GUIDE PRICE
£235,000
181 Milton Road
Portsmouth, PO3 6AJ

PROPERTY SUMMARY

SEMI-DETACHED HOUSE WITH A GARAGE! This well-presented, three bedroom, semi-detached property located in Milton Road, Milton is offered for sale by Jeffries & Dibbens. Offered with NO FORWARD CHAIN, this property offers a selection of benefits. Ground floor accommodation comprises a modern fitted kitchen with censored lighting and a 16ft reception room, providing access to a 28ft east-facing garden with side pedestrian access. The first floor consists of three bedrooms and a modern fitted bathroom, with censored lighting and Bluetooth speakers. Added benefits include gas central heating, double glazing throughout and a 17ft garage to the rear of the garden, accessible via a private road. To appreciate all that is on offer, please contact Jeffries & Dibbens Portsmouth to arrange a viewing today! 02392 661 662





COMPOSITE FRONT DOOR Leading to hallway.

HALLWAY Obscure PVC double glazed windows to front aspect, radiator, laminate flooring, stairs to first floor, door to kitchen, door to reception room.

KITCHEN 10' 2" x 8' 11" (3.1m x 2.72m) PVC double glazed window to front aspect, radiator, laminate flooring, range of wall and base units, roll top work surfaces, spot lighting with automatic walk in sensor, composite sink with mixer tap and drainer unit, plumbing for washing machine, integral oven, gas hob with stainless steel overhead extractor fan, integral fridge/freezer, cupboard housing wall mounted Worcester combination boiler, tiled splash back.

RECEPTION ROOM 16' 10" narrowing to 13'9" x 12' 8" (5.13m x 3.86m) PVC double glazed windows to rear aspect, PVC double glazed back door to garden, radiator, spot lighting, under stairs storage cupboard.

FIRST FLOOR LANDING Laminate flooring, spot lighting, door to bedroom one, bedroom two, bedroom three, bathroom and airing cupboard.

BEDROOM ONE 10' 1" x 9' 5" (3.07m x 2.87m) PVC double glazed window to front aspect, radiator, spot lighting, built in wardrobe, laminate flooring.

BEDROOM TWO 10' x 9' 1" (3.05m x 2.77m) PVC double glazed window to rear aspect, radiator, built in wardrobe space, laminate flooring.

BEDROOM THREE 7' 4" x 6' 10" (2.24m x 2.08m) PVC double glazed window to rear aspect, radiator, laminate flooring.

BATHROOM Obscure PVC double glazed window to front aspect, heated towel radiator, vanity unit, spot lighting with sensor, built in Bluetooth stereo speakers, bath with shower attachment, fully tiled, laminate flooring, close coupled WC.

REAR GARDEN 28' (8.53m) approx Side pedestrian access, access to garage, mainly laid to paving.

GARAGE 17' 9" x 7' 11" (5.41m x 2.41m) Up and over door, power and light.





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Portsmouth City Council

TENURE
Freehold

COUNCIL TAX BAND
Band B

VIEWINGS
By prior appointment only

Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		87 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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

**Jeffries
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