



£320,000
67 Dartmouth Road
Portsmouth, PO3 5DT

PROPERTY SUMMARY

NO FORWARD CHAIN! Jeffries & Dibbens are delighted to welcome to the market this four bedroom, bay and forecourt property, located in Dartmouth Road, Copnor. Accommodation comprises an open plan living room/diner measuring at 27ft, a 15ft fitted kitchen, with the first floor consisting of three bedrooms and a fitted shower room. The 17ft master bedroom is located on the second floor with an en-suite bathroom. Additional benefits include gas central heating, double glazing & a west facing garden with rear pedestrian access. To appreciate all that is on offer, please contact our Portsmouth branch to arrange an internal viewing today! 02392 661 662





OBSCURE PVC DOUBLE GLAZED FRONT DOOR

HALLWAY Stairs to first floor, under stairs storage cupboard housing gas & electric meters, radiator, laminate flooring, door to kitchen, door to lounge/diner.

KITCHEN 15' 03" x 6' 10" (4.65m x 2.08m) PVC double glazed window to rear aspect, PVC double glazed borrowed light window to conservatory, radiator, range of wall and base level units, roll top work surfaces, stainless steel sink and drainer unit with mixer tap over, integral oven, integral gas hob with extractor hood over, integral fridge/freezer, space and plumbing for washing machine, space for tumble dryer, breakfast bar, spot lighting, laminate flooring.

OPEN PLAN LOUNGE/DINER:

LOUNGE AREA 12' x 11' (3.66m x 3.35m) PVC double glazed bay window to front aspect, feature fireplace with electric fire, radiator.

DINING AREA 12' x 9' 5" (3.66m x 2.87m) Laminate flooring, radiator, opening to conservatory.

CONSERVATORY 10' 09" x 5' 10" (3.28m x 1.78m) PVC double glazed window to rear aspect, PVC double glazed French doors to garden, laminate flooring, polycarbonate roof.

FIRST FLOOR LANDING Stairs to second floor, doors to:-

BEDROOM TWO 12' x 9' 6" (3.66m x 2.9m) PVC double glazed window to front aspect, radiator, laminate flooring, built-in wardrobes.

BEDROOM THREE 12' x 10' 9" (3.66m x 3.28m) PVC double glazed window to rear aspect, radiator, built-in cupboard housing combination boiler, laminate flooring.

SHOWER ROOM 7' 11" x 6' 6" (2.41m x 1.98m) Obscure PVC double glazed window to rear aspect, walk-in shower cubicle with mains powered shower, close coupled WC, vanity unit, chrome heated towel rail, tiled walls, tiled flooring, spot lighting.

BEDROOM FOUR 8' 02" x 7' (2.49m x 2.13m) PVC double glazed box bay window to front aspect, radiator, laminate flooring.

SECOND FLOOR LANDING Door to bedroom one.

BEDROOM ONE 17' 02" x 14' 01" narrowing to 11' (5.23m x 4.29m) PVC double glazed window to rear aspect, two double glazed Velux windows to front aspect, radiator, spot lighting, eaves storage, door to en-suite.

EN-SUITE BATHROOM Obscure PVC double glazed window to rear aspect, close coupled WC, wall mounted wash hand basin, panel enclosed bath, heated towel rail, tiled walls, tiled flooring, extractor fan.

GARDEN: 28' 11" x 18' 4" (8.81m x 5.59m) West facing, mainly laid to artificial grass with patio area, rear pedestrian access.



LOCAL AUTHORITY
Portsmouth City Council

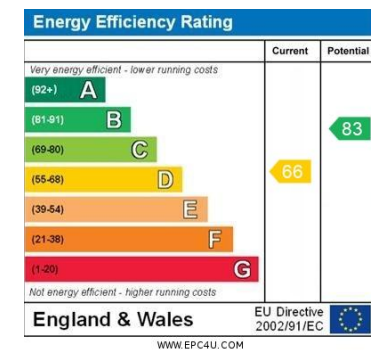
TENURE
Freehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only



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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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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