

£425,000
20 Milebush Road
Southsea, PO4 8NF

THREE BEDROOM LINK-DETACHED HOME WITH GARAGE & DRIVEWAY PARKING! Located in a popular residential area just minutes from Milton Common and key transport links, this well-presented three bedroom home offers a fantastic blend of modern living and convenience. The property features a lounge, spacious kitchen/diner, perfect for entertaining, while the rear lean-to extension provides additional living space, ideal for a family room or garden room. The master bedroom benefits from its own en-suite shower room, complementing the family bathroom and second and third bedrooms. Externally, the home boasts a garage and driveway, ensuring ample parking, and a dedicated office space, perfect for those working from home. To the rear of the property you will find a low maintenance garden. We strongly advise an internal viewing to fully appreciate all this property has to offer.





ENTRANCE Composite door to:-

ENTRANCE HALL Stairs to first floor landing, radiator, tiled flooring, door to:-

LOUNGE 15' 10" x 10' 3" (4.84m x 3.13m) Double glazed window to front elevation, radiator, laminate flooring, Virgin media point, door to:-

KITCHEN/DINER 11' 8" x 13' 6" (3.57m x 4.14m) Modern fitted kitchen comprising a range of high gloss wall and base level units incorporating square edge work surfaces, one and a half bowl stainless steel sink and drainer unit with mixer tap, built-in oven with five burner gas hob and extractor hood over, integral dishwasher, space for fridge/freezer, built-in storage cupboard, radiator, under floor heating, personal door to garage, double glazed window to rear elevation and double glazed French doors to:-

LEAN-TO EXTENSION 9' 6" x 14' 6" (2.91m x 4.43m) Double glazed window to rear elevation, double glazed French doors to garden, radiator, vinyl flooring, door to:-

OFFICE 9' 6" x 8' 2" (2.91m x 2.50m) Double glazed window to rear elevation, radiator, personal door to garage, vinyl flooring.

FIRST FLOOR LANDING Air conditioning unit, doors to all rooms, loft access with pull down ladder.

BEDROOM ONE 11' 10" at widest point x 8' 5" (3.63m x 2.57m) Double glazed window to front elevation, radiator, wood effect vinyl flooring, built-in wardrobe, door to:-

EN-SUITE 5' 2" x 4' 11" (1.58m x 1.52m) Modern suite comprising quadrant shower cubicle with thermostatic shower mixer, close coupled WC, wash basin in vanity unit, fully tiled walls and tiled flooring, heated towel rail, extractor fan, obscure double glazed window to front elevation.

FAMILY BATHROOM 5' 8" x 7' 0" (1.74m x 2.15m) Modern fitted suite comprising enclosed bath with waterfall mixer tap, thermostatic shower mixer over with rainfall style shower head, close coupled WC, marble wash basin with waterfall style mixer tap set in vanity unit, fully tiled walls and tiled flooring, heated towel rail, extractor fan.

BEDROOM TWO 10' 8" including wardrobe depth x 7' 10" (3.26m x 2.40m) Double glazed window to rear elevation, radiator, built-in wardrobe, wood effect vinyl flooring.

BEDROOM THREE 10' 4" x 5' 6" (3.16m x 1.69m) Double glazed window to rear elevation, radiator, built-in wardrobe, wood effect laminate flooring.

GARDEN Fully enclosed by wooden fencing, laid to paving.

GARAGE 16' 10" x 9' 9" (5.14m x 2.99m) Up and over door, power and light, space and plumbing for washing machine with work top over, wall mounted 'Vaillant' combination boiler, personal doors to kitchen and office.



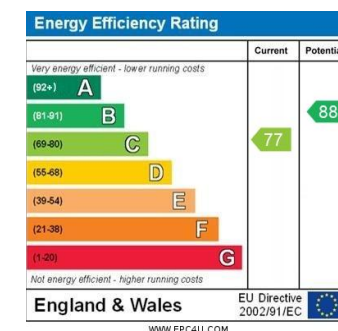
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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 D

VIEWINGS
By prior appointment only



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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