



MODERNISATION REQUIRED & NO FORWARD CHAIN! This bay and forecourt home can be found along Jessie Road, a popular residential pocket, which is just moments away from Fratton Train station. The property offers an ideal opportunity for a purchaser to modernise and put their own stamp on. The ground floor accommodation benefits from an entrance hall, two separate reception rooms, fitted kitchen and bathroom suite, with two double bedroom occupying the first floor. A low maintenance garden can be found to the rear of the home. Please call the Southsea branch to arrange your internal viewing

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FORECOURT Paved forecourt, wooden door to:-

HALLWAY Doors to all rooms, carpet throughout, stairs to first floor landing.

LOUNGE 12' 7" x 9' 10" (3.85m x 3.01m) Bay window to front elevation, carpet throughout, radiator, period style ceiling rose and coving.

DINING ROOM 10' 1" x 13' 0" (3.08m x 3.98m) Wooden double doors to garden, carpet throughout, radiator, cupboard, door to:-

KITCHEN 11' 4" x 8' 6" (3.47m x 2.60m) Kitchen comprising a range of wall and base level units incorporating roll top work surfaces, stainless steel sink and drainer unit, space for freestanding cooker, space and plumbing for washing machine, space for fridge/freezer, window to side elevation, radiator, door to garden.

BATHROOM 8' 2" x 5' 5" (2.49m x 1.66m) Four piece bathroom suite comprising panel enclosed bath, shower cubicle, concealed WC, pedestal hand basin, laminate flooring, window to rear elevation.

LANDING Doors to both bedrooms, carpet throughout.

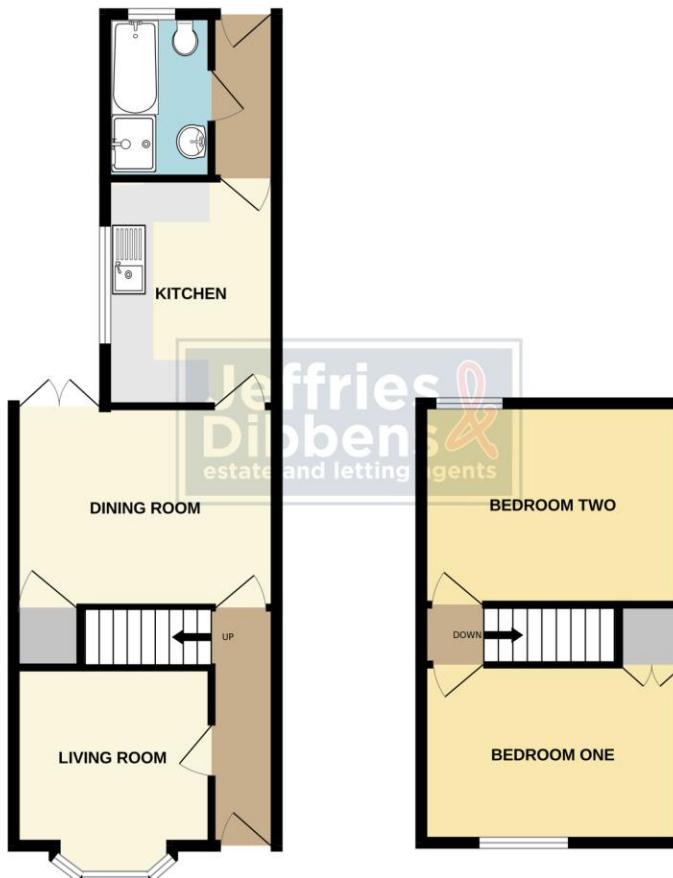
BEDROOM ONE 10' 5" x 13' 1" (3.19m x 3.99m) Window to front elevation, carpet throughout, radiator, built-in wardrobe.

BEDROOM TWO 10' 2" x 12' 1" (3.11m x 3.69m) Window to rear elevation, radiator, carpet throughout.

GARDEN Laid to paving, enclosed by brick walls.

GROUND FLOOR

FIRST FLOOR



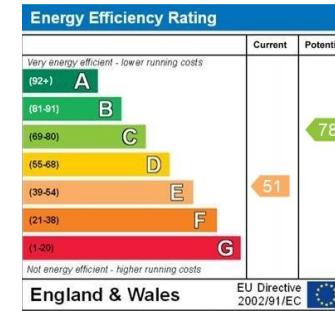
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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



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.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is not a credit check and will not affect your credit history in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

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