

OFFERS IN EXCESS OF

£550,000

29 Burrill Avenue

Cosham, PO6 2DZ

Situated in the popular hillside location of Burrill Avenue you will find this substantial four bedroom semi detached house. The property offers ample accommodation for a growing family and consists of a lounge, an open plan kitchen/diner with bi-folding doors leading into the rear garden and a downstairs WC. To the first floor you will find a family bathroom consisting of a four piece bathroom suite and four good size bedrooms of which the master bedroom boasts an en-suite shower room. Externally there is a good size rear garden with a composite decked seating area and outside lighting and off road parking located to the front of the property. To arrange your viewing contact our Drayton Office today!

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ENTRANCE HALL

LOUNGE 16' 2" x 13' 1" (4.93m x 3.99m)

KITCHEN/DINER/FAMILY AREA 28' 8" x 14' 2" max (8.74m x 4.32m max)

CLOAKROOM

FIRST FLOOR LANDING

BEDROOM ONE 16' 6" into bay x 10' 7" excluding wardrobe depth (5.03m into bay x 3.23m excluding wardrobe depth)

EN-SUITE SHOWER ROOM

BEDROOM TWO 14' 4" max x 13' 1" max (4.37m max x 3.99m max)

BEDROOM THREE 15' 2" x 9' 3" (4.62m x 2.82m)

BEDROOM FOUR 15' 2" x 8' 5" (4.62m x 2.57m)

FAMILY BATHROOM 9' 2" x 8' 3" (2.79m x 2.51m)

OUTSIDE

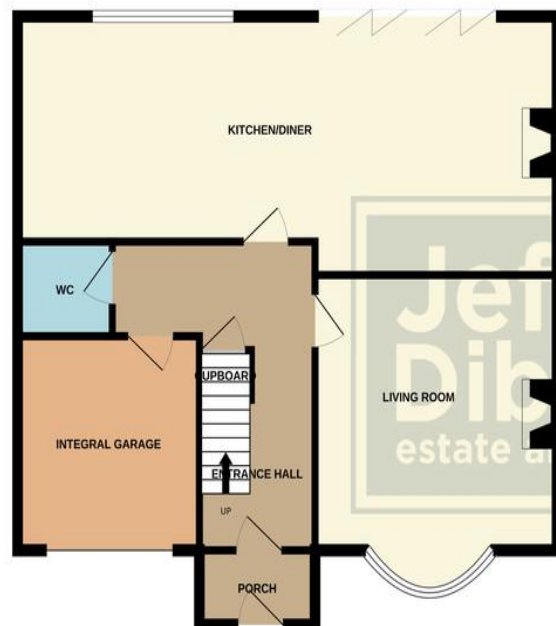
REAR GARDEN

FRONT Off road driveway parking, access to garage.

GARAGE 10' 2" x 8' 7" (3.1m x 2.62m) Power & lighting. Currently used as a utility room which is accessible via the entrance hall.



GROUND FLOOR



1ST FLOOR



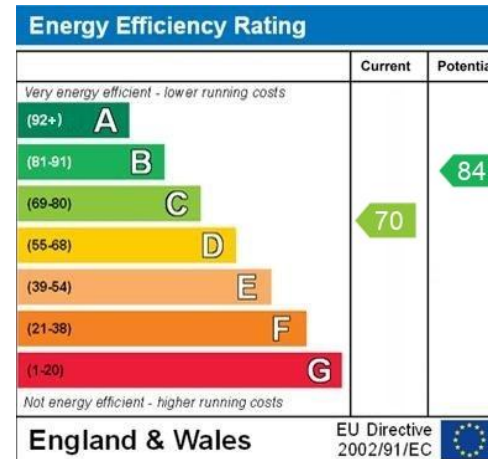
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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

TENURE
Freehold

COUNCIL TAX BAND
Band E

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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