

FLAT 4, CHAPTER HOUSE, COSHAM,
PORTSMOUTH, PO6 2AZ



£225,000 Leasehold

We're pleased to present to the market this surprisingly spacious two bedroom apartment located in Chapter House, Cosham. The property consists of two double bedrooms of which the master boasts ensuite facilities, a modern fitted family bathroom and a beautiful open plan kitchen diner. Other benefits include gas central heating and allocated parking. To arrange your viewing contact our Drayton Office today!



jdea.co.uk

f @JeffriesAndDibbens



JeffriesDibbens



@JeffriesAndDibbens



COMMUNAL ENTRANCE

HALLWAY

BEDROOM ONE

16' 5 max" x 14' 4 max" (5m x 4.37m)

BEDROOM TWO

12' 4" x 12' 2" (3.76m x 3.71m)

BATHROOM

LOUNGE

24' 9 max" x 11' 4" (7.54m x 3.45m)

KITCHEN/DINER

29' 2 max" x 9' 7" (8.89m x 2.92m)

COUNCIL TAX: Portsmouth City Council

BAND: C

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



LEASE INFORMATION:



As of March 2025, the vendor has informed us that the lease details are as follows:-

Tenure: Leasehold

Landlord/Managing Agent: First Port

Balance of Lease: 110 years remaining

Ground Rent Charges: £210 per annum

Ground Rent Review Period: 2030

Maintenance/Service Charges: £144.71 per month

Maintenance /Service Charges Review Period: January – January

Building Insurance: Included in service charge

Confirmation of all charges relating to this property should be confirmed by your solicitor



NOT TO SCALE - FOR LAYOUT PURPOSES 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.
Made with Metropix ©2025

OFFICE ADDRESS

196 Havant Road, Drayton, Portsmouth,
Hampshire, PO6 2EH

OFFICE DETAILS

023 9237 3341
drayton@jeffries.co.uk
www.jdea.co.uk

AGENTS' NOTE: All measurements shown are approximate and may have been taken with a sonic measure and therefore should be verified. No electrical, mechanical or gas appliances have been tested by a representative of this company. These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, and neither Jeffries & Dibbens nor any person in their employment has any authority to make or give, any representation or warranty whatever in relation to this property. Jeffries & Dibbens Ltd. Registered in England No. 3185348
registered office: 196 Havant Road, Drayton, Portsmouth, PO6 2EH