



£240,000
135 Ludlow Road
Portsmouth, PO6 4AF

PROPERTY SUMMARY

We're pleased to bring to the market this three bedroom semi-detached property located in Ludlow Road, Paulsgrove. Make your mark on this home, whether you are a first time buyer or looking for your family home, this property is well situated as a canvas for both. The property consists of a lounge with a dining area, a kitchen and a utility area/lean to with access to a down stairs WC. To the first floor you will find three good size bedrooms and a family bathroom. Other benefits include a good size rear garden, which is easily maintainable and has scope for further landscaping and the house is located close to local transport links and amenities. A viewing is highly recommended, to arrange contact our Portchester Office today.





FRONT

HALLWAY

LOUNGE 13' 10" x 12' 01" (4.22m x 3.68m)

DINING AREA 10' 04" x 8' 07" (3.15m x 2.62m)

KITCHEN 10' 04" x 8' 07" (3.15m x 2.62m)

LEAN TO/UTILITY AREA 17' 09" x 4' 05" (5.41m x 1.35m)

WC

LANDING

BEDROOM ONE 12' 01" x 12' 0" (3.68m x 3.66m)

BEDROOM TWO 13' 06" x 8' 07" (4.11m x 2.62m)

BEDROOM THREE 9' 01 max" x 8' 07 max" (2.77m x 2.62m)

BATHROOM

REAR GARDEN

AGENTS NOTE Please be aware that this property is a non standard British Iron and Steel Federation construction. Please refer to your financial advisor for your lenders requirements.



LOCAL AUTHORITY
Portsmouth City Council

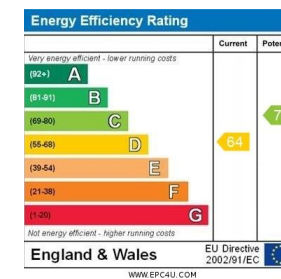
TENURE
Freehold

COUNCIL TAX BAND
Band A

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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