

£92,500
1 New Priory Gardens
Portchester, PO16 9UH

PROPERTY SUMMARY

Situated within Portchester Town Centre, this Ground Floor Retirement Flat is now available with No Forward Chain. The property provides a bedroom, a kitchen, a shower room and a lounge room which opens out onto the small lawn area to the front of the building. The building benefits from a communal garden, security entrance with off-site warden and an emergency call system. Residents parking is also available but being within close proximity to Portchester train station and also having excellent bus routes, you may find yourself not needing a car. This property is only available for over 60's. Viewing is most certainly advised.





HALLWAY

BEDROOM 10' 3" x 9' 7" (3.12m x 2.92m)

SHOWER ROOM

LOUNGE 9' 8" x 13' 3" (2.95m x 4.04m)

KITCHEN 9' 7" x 5' 6" (2.92m x 1.68m)

COMMUNAL GARDENS

RESIDENT PARKING

AGENTS NOTES

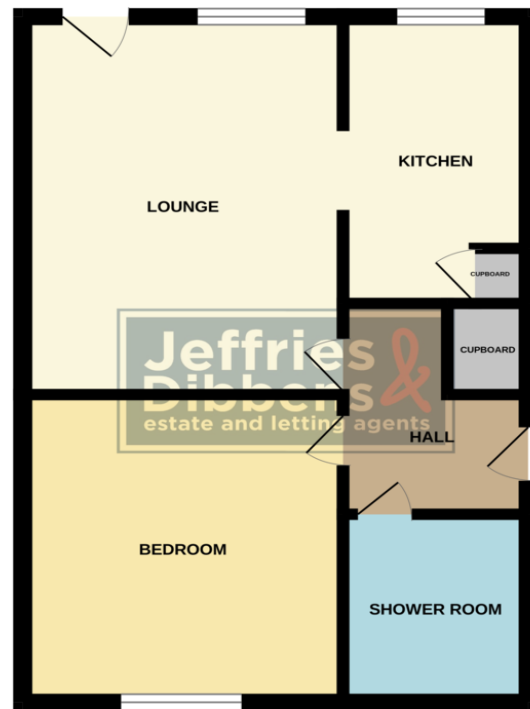
Balance of lease - 60 years

Ground Rent Charges - £37.50 per 1/4

Maintenance Charges - Service Charge £2869.00 for 2025/2026



GROUND FLOOR



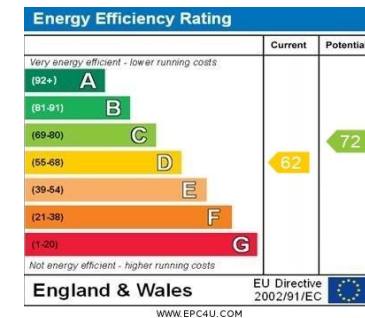
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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.
Made with Metropix 12/2025

LOCAL AUTHORITY
Fareham Borough Council

TENURE
Leasehold

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

**Jeffries
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