

**£285,000**  
**2a Tarleton Road**  
Portsmouth, PO6 4BD

## PROPERTY SUMMARY

Jeffries & Dibbens is delighted to welcome to the market this modern three bedroom end terraced family home with no forward chain! The downstairs comprises a lounge, a contemporary fitted kitchen/dining room, study room and a WC. Upstairs boasts three double bedrooms and a family bathroom. Externally, there is a spacious garden to the rear and off road parking for two cars at the front of the property. Viewings are highly advised so call us to arrange your viewing now!





**HALLWAY**

**WC**

**LIVING ROOM** 13' 1" x 11' 5" (3.99m x 3.48m)

**KITCHEN/DINER** 19' 11" x 10' 3" (6.07m x 3.12m)

**STUDY**

**LANDING**

**BATHROOM**

**BEDROOM 1** 11' 5" x 11' 00" (3.48m x 3.35m)

**BEDROOM 2** 11' 0" x 10' 6" (3.35m x 3.2m)

**BEDROOM 3** 10' 5" x 8' 7" (3.18m x 2.62m)

**GARDEN**

GROUND FLOOR



1ST FLOOR



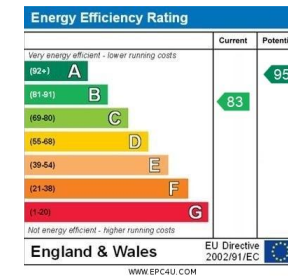
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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

**Jeffries & Dibbens**  
estate and letting agents

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