



Flat 5 3 Clarence Parade  
Hampshire, PO5 3NU  
£925 PCM

**co<sub>5</sub>groves**  
Sales, Rentals and Block Management

# Flat 5 3 Clarence Parade, Hampshire, PO5 3NU

TWO BEDROOM APARTMENT | AVAILABLE NOW

Cosgroves are pleased to offer this third-floor, unfurnished two-bedroom apartment (one double and one large single), ideally located along the seafront with fantastic views across Southsea Common and the Solent.

The property comprises a good-sized lounge enjoying stunning views of the Common and sea, a separate fitted kitchen with space for a washing machine, and a modern bathroom suite with a shower over the bath.



Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
<i>Very energy efficient - lower running costs</i>					
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
<i>Not energy efficient - higher running costs</i>					
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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PO5 3LS

**Tel:** Tel: 02392 827 827

**Email:** [info@cosgroves.co.uk](mailto:info@cosgroves.co.uk)  
[www.cosgroves.co.uk](http://www.cosgroves.co.uk)

