

FOR  
SALE

Offers Over £140,000

Landport Terrace, Portsmouth, PO1 2R



## HIGHLIGHTS

- ❖ ONE BEDROOM
- ❖ GROUND FLOOR APARTMENT
- ❖ CHAIN FREE
- ❖ ALLOCATED PARKING
- ❖ RECENTLY REDECORATED
- ❖ TURN KEY HOME
- ❖ GREAT FIRST TIME BUY
- ❖ CENTRAL SOUTHSEA
- ❖ SHORT WALK TO SEAFRONT
- ❖ CALL TO VIEW
- ❖

## SUMMARY

**\*\*ONE BEDROOM GROUND FLOOR APARTMENT WITH PRIVATE ENTRANCE & ALLOCATED PARKING\*\***

This recently redecorated one bedroom ground floor apartment is offered chain free and provides a rare opportunity of allocated parking for such a centrally located home, an ideal first time buy or an investor looking to expand their portfolio.

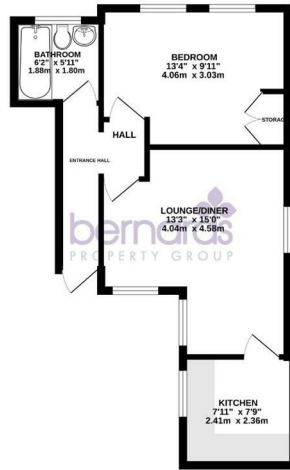
Having undergone redecoration & re-carpeting, the light and airy apartment is turn key for any new homeowner to enjoy. Benefiting from a private entrance and a little outside space, this home is tucked away behind the main building in a quiet spot. The accommodation comprises a large living/ dining room with separate kitchen, a sizable double bedroom with built in storage and a three piece bathroom.

Allocated parking, outdoor space and the wonderful location sets this property apart from others in the area. A short walk to Southsea seafront, local bars/ restaurants and local parks, there is access to all that Southsea has to offer.

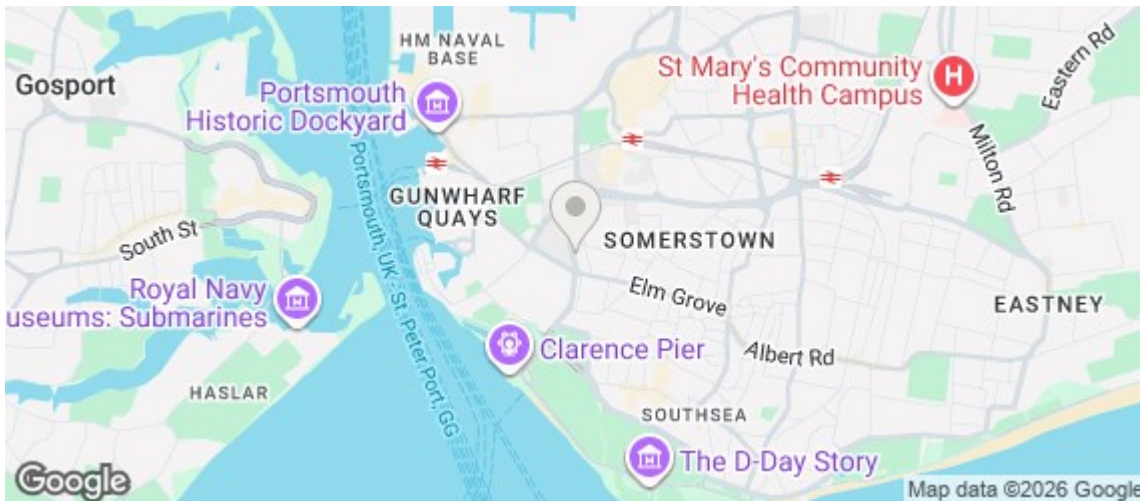




GROUND FLOOR  
439 sq. ft. (40.7 sq.m.) approx.



TOTAL FLOOR AREA - 439 sq. ft. (40.7 sq.m.) approx.  
While every attempt has been made to ensure the accuracy of the figures contained herein, measurements of floors, ceilings, doors, etc. are taken from the architectural drawings and are not necessarily to scale. The actual dimensions may vary slightly from those given. The floor area is measured to the internal face of the walls. The area of the walls is not included in the floor area. The floor area is measured to the internal face of the walls. The area of the walls is not included in the floor area. Made with SketchUp 2024.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	67	76
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b> EU Directive 2002/91/EC		

