

£385,000
54 Rosebery Avenue
Portsmouth, PO6 2PZ

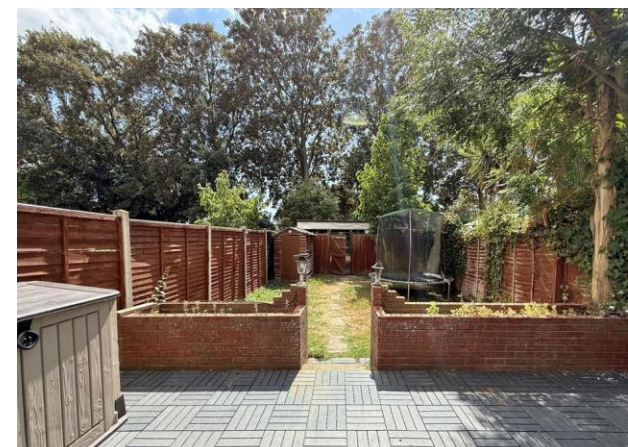
PROPERTY SUMMARY

Offered to the market with NO FORWARD CHAIN, we're pleased to present this four bedroom family home located in Rosebery Avenue. The property is conveniently positioned within easy access of Cosham Train Station, local schools and shops. The accommodation on offer consists of two reception rooms a kitchen and a downstairs shower room. To the first floor you will find two double bedrooms and a family bathroom, while the second floor accommodates a further two bedrooms. Externally there is a southerly facing rear garden with a gate which provides rear access to an under cover parking area. Other benefits include gas central heating and double glazing. To arrange your viewing contact our Drayton Office today!

4 

2 

2 





FRONT Courtyard style front garden, front door to porch.

PORCH

HALLWAY

LOUNGE 13' 3 into bay" x 13' 2" (4.04m x 4.01m)

KITCHEN 15' 0" x 6' 11" (4.57m x 2.11m)

DINING ROOM 21' 2" x 11' 6" (6.45m x 3.51m)

SHOWER ROOM 8' 0" x 5' 5" (2.44m x 1.65m)

LANDING

MASTER BEDROOM 13' 10 into bay" x 12' 2" (4.22m x 3.71m)

BEDROOM TWO 12' 5" x 12' 5" (3.78m x 3.78m)

BATHROOM

STUDY 6' 0" x 5' 1" (1.83m x 1.55m)

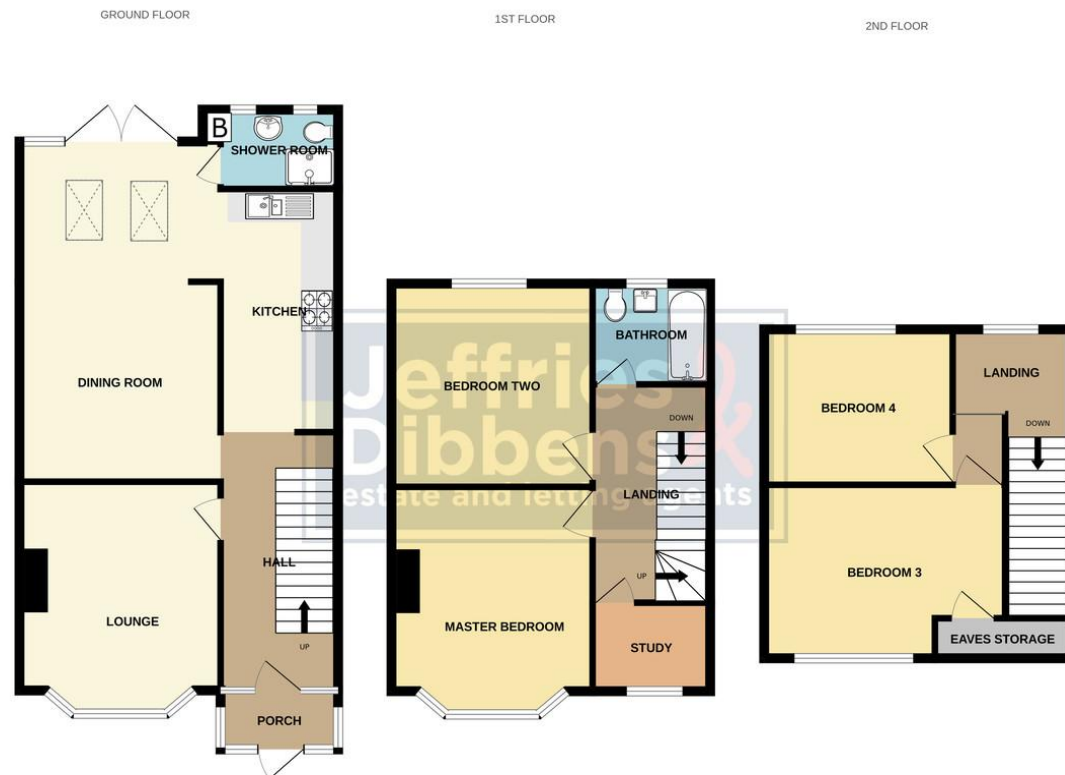
SECOND FLOOR LANDING

BEDROOM THREE 14' 7" x 9' 0 max" (4.44m x 2.74m)

BEDROOM FOUR 11' 5" x 9' 8" (3.48m x 2.95m)

REAR GARDEN Southerly facing rear garden with seating area, mature shrubs and bushes, gate providing rear access to parking.

OFF ROAD PARKING



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 ©2025

LOCAL AUTHORITY
Portsmouth City Council

TENURE
Freehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

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
Dibbensen**
estate and letting agents

OFFICE ADDRESS
196 Havant Road, Drayton,
Portsmouth, Hampshire, PO6
2EH

CONTACT
023 9237 3341
drayton@jeffries.co.uk
www.jdea.co.uk