



Jeffries & Dibbens is thrilled to welcome to the market this three bedroom mid terraced family home conveniently located within close proximity to Portchester Town Centre and railway station! The downstairs comprises a porch, a spacious lounge, a dining room, and a fitted kitchen. Additionally there is a utility room, a modern shower room and three bedrooms. Externally, there is a generous garden with rear access to the double garage and off road parking. Viewings are highly advised so call our Portchester office now!

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PORCH 6' 0" x 4' 5" (1.83m x 1.35m)

LOUNGE 20' 6" x 10' 0" (6.25m x 3.05m)

DINING ROOM 14' 9" x 8' 7" (4.5m x 2.62m)

UTILITY ROOM 8' 6" x 5' 4" (2.59m x 1.63m)

KITCHEN 13' 5" x 8' 2" (4.09m x 2.49m)

BATHROOM

LANDING

BEDROOM ONE 14' 7" x 9' 10" (4.44m x 3m)

BEDROOM TWO 12' 6" x 8' 7" (3.81m x 2.62m)

BEDROOM THREE 8' 8" x 8' 3" (2.64m x 2.51m)

GARDEN

DOUBLE GARAGE 17' 4" x 16' 9" (5.28m x 5.11m)

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 indicative 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.

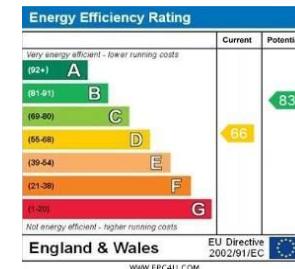
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LOCAL AUTHORITY
Portsmouth City Council

TENURE
Freehold

COUNCIL TAX BAND
Band C

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.



OFFICE ADDRESS
78 West Street, Portchester,
Fareham, PO16 9UN

CONTACT
023 9243 5000
portchester@jeffries.co.uk
www.jdea.co.uk