



£435,000
46 South Road
Portsmouth, PO6 1QD

PROPERTY SUMMARY

Offered to the market with NO FORWARD CHAIN, we're pleased to present to the market this three bedroom detached bungalow in the popular location of South Road, Drayton. The accommodation on offer consists of three good size bedrooms, a dining area which leads into a large kitchen, a conservatory, a shower room and a loft room. To the rear of the property you will find a large west facing garden complete with mature shrubs and bushes. Other benefits include gas central heating, double glazing and off road parking which is located to the front of the property. To arrange your viewing contact our Drayton Office today!





FRONT Off road parking located to the front of the property, side access and front door leading to porch.

PORCH

HALLWAY

BEDROOM ONE 14' 8 into bay" x 10' 4" (4.47m x 3.15m)

BEDROOM TWO 14' 5 into bay" x 8' 6 to front of wardrobes" (4.39m x 2.59m)

BEDROOM THREE 9' 5" x 8' 9 to front of wardrobes" (2.87m x 2.67m)

SHOWER ROOM

LIVING AREA 12' 6" x 11' 2" (3.81m x 3.4m)

KITCHEN/DINER 19' 0" x 10' 9" (5.79m x 3.28m)

CONSERVATORY 15' 1" x 12' 8" (4.6m x 3.86m)

LOFT ROOM 15' 1" x 14' 7" (4.6m x 4.44m)

REAR GARDEN

GARAGE



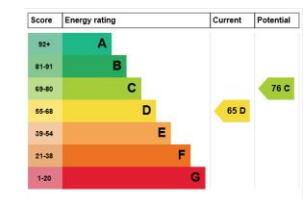
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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

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.



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