

# bushnell porter



## Jubilee Road Southsea PO4 0JE



- Entrance hall
- Front aspect lounge with bay window
- Side aspect dining room
- Grey wood grain effect kitchen
- Three bedrooms
- White three piece upstairs bathroom suite
- Gas central heating and double glazing
- Enclosed paved rear garden



### Independent Estate Agents

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**A three bedroom two reception room single bay and forecourt house with upstairs bathroom, gas central heating and double glazing.**

## **ACCOMMODATION**

**ENTRANCE HALL** via part frosted double glazed front door with double glazed fanlight over, wood grain effect flooring throughout entrance hall, lounge and dining room, panelled radiator, understairs storage area with cupboard housing electric meter and fuses, plain plastered ceiling with part period ceiling coving and decorative plaster arch, full height double glazed rear aspect window overlooking side storage area and towards rear garden, mains powered smoke detector, stairs rising to first floor with banister, carved spindles and newel post.

**LOUNGE** 11ft 6 (3.51m) x 10ft (3.05m) plus westerly facing front aspect double glazed bay window, panelled radiator, central chimney breast, period ceiling coving and decorative ceiling rose, plain plastered ceiling, television point, wood grain panel effect door to entrance hall.

**DINING ROOM** 11ft 5 (3.48m) x 9ft (2.73m) plus double glazed side aspect bay window, chimney breast with adjacent eyelevel storage shelves and storage cupboard below, plain plastered ceiling, door frame leading through to kitchen.

**KITCHEN** 9ft 5 (2.87m) x 9ft (2.74m) dual side and rear aspect room, to the side double glazed window, to the rear part panelled part double glazed door leading out onto flagstone paved rear garden, kitchen comprising grey wood grain effect units, single bowl single drainer stainless steel inset sink unit with chrome monobloc mixer tap over, marble effect roll edge work surfaces with grey tiled splashback, range of storage cupboards and drawers under, further range of matching eyelevel storage cupboards, built-in brushed steel electric oven with four ring electric hob and cooker hood over, space for washing machine, space for freestanding fridge/freezer, space for slimline dishwasher, porcelain floor tiles, panelled radiator, plain plastered ceiling.

**LANDING** split level landing with access to roof space via pull down ladder, panel effect doors to all rooms, plain plastered ceiling, smoke detector.

**BEDROOM 1** 13ft 1 (4.00m) reducing to 12ft 2 (3.70m) x 11ft 6 (3.52m) westerly facing front aspect room via double glazed window, central chimney breast with adjacent built-in wardrobe, panelled radiator, plain plastered ceiling.

**BATHROOM** 5ft 5 (1.66m) x 5ft 6 (1.68m) white three piece suite comprising panel enclosed bath with tiled surround, chrome bath taps, electric shower mixer over, pedestal wash hand basin with chrome taps, close coupled wc, panelled radiator, porcelain floor tiles, plain plastered ceiling, extractor fan, frosted rear aspect double glazed window.

**BEDROOM 3** 9ft 5 (2.88m) reducing to 8ft 1 (2.47m) x 6ft 2 (1.88m) side aspect room via double glazed window, panelled radiator, two built-in storage cupboards via panel effect doors. One cupboard housing boiler, central heating control panel, plain plastered ceiling.

**BEDROOM 2** 9ft 2 (2.80m) x 9ft (2.73m) easterly facing rear aspect room via double glazed window, panelled radiator, plain plastered ceiling.

**OUTSIDE** to the front of the property there is a forecourt approach, to the rear there is an enclosed flagstone paved patio garden approximately 23ft 4 (7.11m) x 13ft (3.95m) main flagstone patio area plus side storage area and outside tap.

**PARKING PERMIT ZONE – MC - Annual Fees apply, for current rates see Portsmouth City Council link - <https://www.portsmouth.gov.uk/services/parking-roads-and-travel/parking/resident-parking-permits/>**

**COUNCIL TAX – Portsmouth City Council – Band B - £1,782.44 (2026/2027)**

## **FREEHOLD**

**BROADBAND/MOBILE SUPPLY CHECK – online at ‘Ofcom checker’ OR via the following link - <https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker>**

SCAN QR CODE FOR DIRECT ACCESS TO ALL OUR PROPERTIES



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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C		
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		

