

£375,000

33 Manor Crescent

Portsmouth, PO6 2HP

PROPERTY SUMMARY

Offered with NO FORWARD CHAIN, we're pleased to present to the market this three bedroom property located in Manor Crescent, Drayton. The property briefly consists of two reception rooms, a kitchen, a conservatory, a downstairs WC, three bedrooms and a family bathroom. Externally there are good size front and rear gardens, and a garage located to at the back of the rear garden with vehicle access. To arrange your viewing contact our Drayton Office today!

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FRONT Mainly laid to lawn, pathway leading to front door, side access to rear garden.

PORCH

HALLWAY

LOUNGE 13' 0 into bay" x 11' 3" (3.96m x 3.43m)

DINING ROOM 10' 9" x 10' 0" (3.28m x 3.05m)

KITCHEN 7' 5" x 7' 3" (2.26m x 2.21m)

CONSERVATORY 15' 6" x 5' 5" (4.72m x 1.65m)

WC

LANDING

BEDROOM ONE 13' 9" x 9' 1" (4.19m x 2.77m)

BEDROOM TWO 11' 5" x 11' 0" (3.48m x 3.35m)

BEDROOM THREE 8' 3" x 7' 8" (2.51m x 2.34m)

REAR GARDEN

GARAGE

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 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 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.

Jeffries & Dibbens estate and letting agents

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