



2 Wesley Grove

, Portsmouth, PO3 5ER

£340,000



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Welcome to Wesley Grove...

Situated in the sought after residential area of Wesley Grove, Hilsea, this generously proportioned four bedroom end-terraced house offers versatile living space ideal for families. With open plan living, and a generous garden, this is an excellent home, offered with no forward chain!

This attractive home boasts a modern and sociable open plan layout to the ground floor, seamlessly combining the kitchen, dining area, and living room into a bright and airy space. The living area is complete with a large bay window, there is ample space for multiple sofas and other furnishings.

The kitchen itself features a breakfast bar style counter, oven with hob and over head extractor fan, an integrated fridge freezer, dishwasher, and a range of wall and floor mounted units. Double doors lead out onto the garden, and there is space for a large family dining table and chairs. There is a utility room, convenient for washing facilities, and there is a downstairs toilet.

Upstairs on the first floor, the property features three well proportioned bedrooms. The master sits at the front, with a large bay window, offering space for a king size bed and other furnishings. Bedroom two is also a comfortable double, whilst bedroom three makes an excellent single room, nursery, or a home office.

Completing the first floor is a stylish and modern

family bathroom, fitted with a bath and overhead shower, vanity basin, and WC.

On the second floor is a converted loft room, with space for a double bed this creates bedroom four, this versatile space could also serve as a hobby room, study, or guest room, depending on your needs.

Outside, the property enjoys a south facing rear garden, laid to lawn with a patio area perfect for garden furniture. The rear access provides additional convenience, ideal for bikes, and a large storage shed sits at the back of the garden.

Further benefits include gas central heating and double glazing throughout. This well maintained home is move in ready, yet offers scope for further personalisation.

Wesley Grove is a quiet, family friendly street conveniently located in Hilsea, within easy reach of local schools, shops, and transport links. Hilsea train station is just a short walk away,

A viewing is highly advised to appreciate what this property has to offer. Please contact the office to arrange your appointment.

- FOUR BEDROOM END TERRACE HOUSE
- UTILITY ROOM & DOWNSTAIRS TOILET
- OPEN PLAN KITCHEN DINER
- LARGE REAR GARDEN
- WALKING DISTANCE TO STATION
- MOVE IN READY
- CLOSE TO LOCAL AMENITIES
- NO FORWARD CHAIN



A map from Google Maps showing the area around Hilsea and Copnor. A red pin is placed on a road between the two areas. The map includes labels for 'HILSEA', 'London Rd', 'Copnor Rd', and 'COPNOR'. The Google logo and 'Map data ©2025' are visible at the bottom.

Wesley Grove, Copnor

Approximate Gross Internal Area = 128.6 sq m / 1384 sq ft
Outbuilding = 13.6 sq m / 146 sq ft
Total = 142.2 sq m / 1530 sq ft

Ground Floor

First Floor

Second Floor

Outbuilding

Garage/
Workshop
5.15 x 2.55
16'11 x 8'4

Utility Room
1.71 x 1.54
5'7 x 5'1

Entrance Hall
3.69 x 1.64
12'1 x 5'5

Living Room
4.51 x 3.65
14'10 x 12'0

Kitchen/
Dining Room
5.48 x 3.69
18'0 x 12'1

Bathroom
2.02 x 1.74
6'8 x 5'9

Bedroom 2
3.73 x 3.41
12'3 x 11'2

Master Bedroom
4.54 x 3.36
14'11 x 11'0

Bedroom 3
2.33 x 2.04
7'8 x 6'8

Bedroom 4
5.16 x 4.61
16'11 x 15'2

Eaves

Eaves

Dn

Up

IN

N

=Reduced headroom below 1.5m / 5'0

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

Please contact our Central Office on 02394 217317 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Rating

Very energy efficient - lower running costs

Energy Class	Running Costs (p/kWh)	EU Directive 2002/91/EC
A	(92 plus)	70
B	(81-91)	
C	(69-80)	
D	(55-68)	
E	(39-54)	
F	(21-38)	
G	(1-20)	

Not energy efficient - higher running costs

EU Directive 2002/91/EC

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