



111 Stanley Avenue
, Portsmouth, PO3 6PW

Offers in excess of £340,000



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Situated in the ever-popular Baffins area, this well-proportioned three-bedroom family home offers generous and versatile accommodation, complemented by a detached garage/outbuilding, making it an excellent choice for growing families, first-time buyers, or those looking to upsize.

To the front of the property is a bright and comfortable living room featuring a large bay window that allows an abundance of natural light to flood the space. This welcoming reception room provides the perfect setting for relaxing with family or entertaining guests, with plenty of flexibility for a range of furniture layouts.

To the rear of the property, the heart of the home is undoubtedly the impressive open-plan kitchen/dining room. Designed with modern family living in mind, this bright and sociable space offers ample worktop and storage facilities while comfortably accommodating a dining table, making it ideal for both everyday meals and larger gatherings. Double doors open directly onto the rear garden, creating a seamless connection between the indoor and outdoor spaces and making it perfect for summer entertaining and alfresco dining.

The first floor comprises three well-proportioned bedrooms, all accessed from a central landing. The principal bedroom is a spacious double overlooking the front of the property and benefits from a charming bay window, providing plenty of room for wardrobes and additional furniture. The second bedroom is another generous double, making it ideal for family members or guests. Completing the accommodation is a comfortable third bedroom, which could equally serve as a nursery, home office, dressing room or study, offering flexibility to suit a variety of lifestyles.

The family bathroom is conveniently positioned on the first floor and is fitted with a bath, wash hand basin and WC, providing practical accommodation for the household.

Externally, the property continues to impress. The rear garden provides a wonderful outdoor space for families, keen

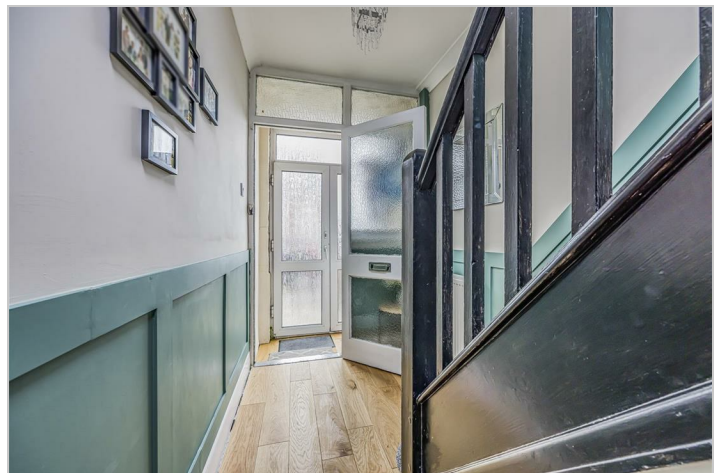
gardeners or those who simply enjoy spending time outside. A raised decked seating area offers the perfect spot to relax or entertain while enjoying attractive views across the garden, which is predominantly laid to lawn and backs onto the open green space of Great Salterns, creating a peaceful and private setting. At the end of the garden sits a substantial detached garage/outbuilding, offering secure parking, excellent storage, or potential for use as a workshop, home gym, hobby room or studio, subject to any necessary permissions.

The combination of spacious internal accommodation and the additional detached garage ensures the property offers excellent versatility and practical living space, making it well suited to the needs of modern family life.

This attractive home successfully combines character with functionality, offering bright and well-balanced accommodation throughout while presenting exciting opportunities for future personalisation. Whether you're searching for your first family home or simply looking for more space in a highly regarded residential location, this property offers a fantastic opportunity to create a home tailored to your own style and requirements.

Located within the sought-after Baffins area, the property enjoys easy access to a range of local amenities, well-regarded schools, parks and excellent transport links, making it a convenient and desirable place to live.

Early viewing is highly recommended to fully appreciate the space, versatility and exceptional position backing onto Great Salterns that this delightful home has to offer.



Road Map



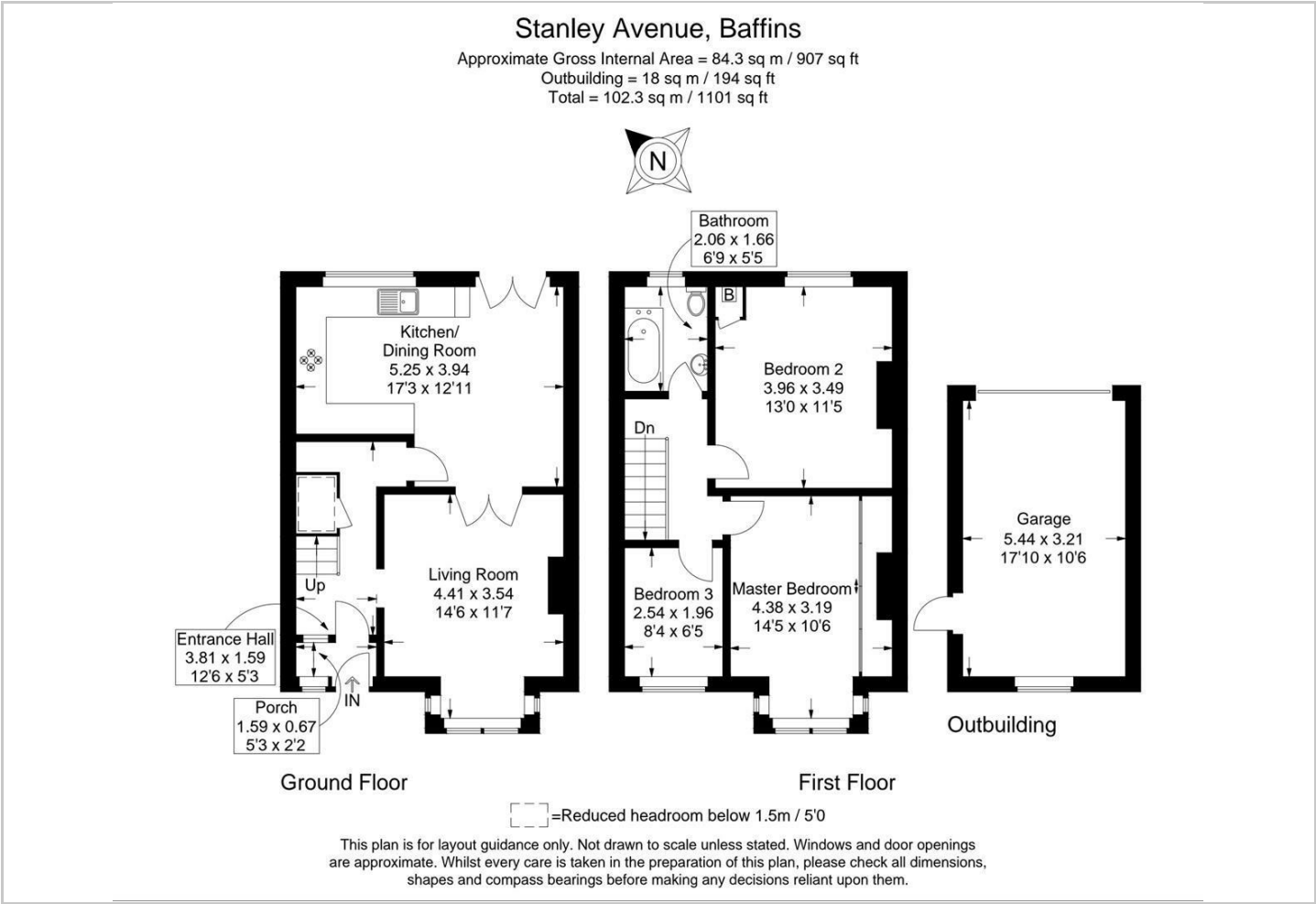
Hybrid Map



Terrain Map



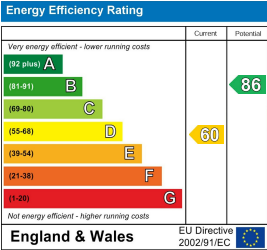
Floor Plan



Viewing

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 Graph



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