



**Price**  
**£250,000**

**Freehold**

2x  1x  1x 

**Adair Road, Southsea,  
Hampshire, PO4**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt&west**  
Helping you move forwards



## Main features

- Enclosed rear garden
- Refitted kitchen with appliances
- Loft room
- Brick built shed with power and light
- Permit parking

## Accommodation

### GROUND FLOOR

Entrance Hallway

Lounge: 9'8 x 9'0 (2.95m x 2.75m)

Dining Area: 11'10 x 9'4 (3.61m x 2.85m)

Kitchen: 14'4 x 7'1 (4.37m x 2.16m)

Bathroom

### FIRST FLOOR

Landing

Bedroom 1: 12'1 x 9'9 (3.69m x 2.97m)

Bedroom 2: 12'2 x 9'9 (3.71m x 2.97m)

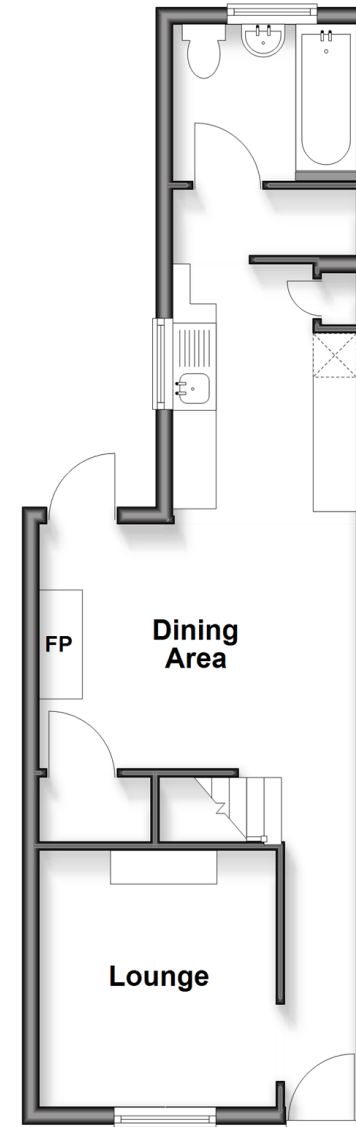
### OUTSIDE

Rear Garden

Resident Permit Parking

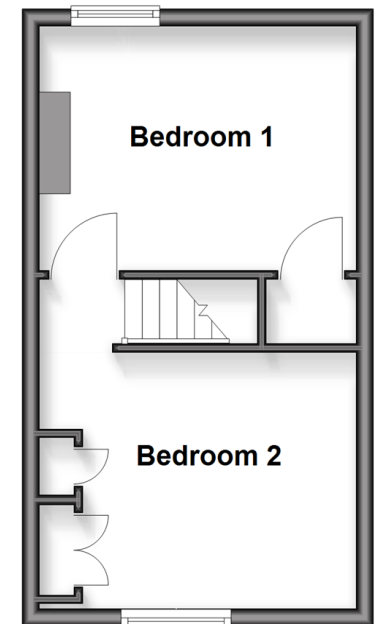
## Ground Floor

Approx. 36.7 sq. metres (394.9 sq. feet)



## First Floor

Approx. 24.5 sq. metres (264.0 sq. feet)



**Call Southsea - 023 9229 6396 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 50% less, by purchasing a Lifetime Lease.



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