

£190,000

Flat 3, 21 Beechworth Road

Havant, PO9 1AX

PROPERTY SUMMARY

Located in the heart of Havant town centre on the sought-after Beechworth Road, this well-presented two-bedroom flat offers comfortable and convenient living with the added benefit of an allocated parking space. The property features a generously sized lounge with access to a private balcony, a fitted kitchen and bathroom with a separate WC, and two well-proportioned bedrooms, with the master bedroom benefiting from ample fitted wardrobe storage. Further benefits include gas central heating and double glazing throughout. Ideally positioned within walking distance of local amenities, the Meridian Centre, Havant Park, and Havant train and bus stations, this property is perfectly suited for commuters and those seeking transport links London. An internal viewing is highly recommended to avoid disappointment.

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ENTRANCE HALL

LOUNGE 16' 10" x 6' 10" (5.13m x 2.08m)

KITCHEN 7' 3" x 9' 11" (2.21m x 3.02m)

BEDROOM ONE 14' x 8' 10" (4.27m x 2.69m)

BEDROOM TWO 10' 11" x 6' 10" (3.33m x 2.08m)

BATHROOM 5' 6" x 4' 10" (1.68m x 1.47m)

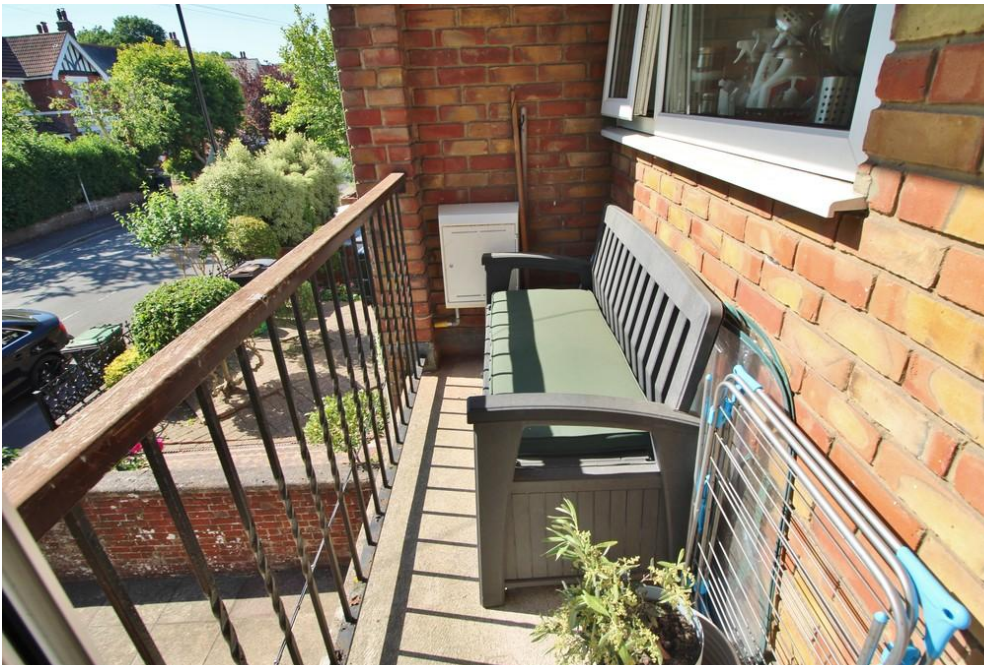
WC

BALCONY

ALLOCATED PARKING SPACE

AGENTS NOTE:

947 years remaining on the lease. Service charge information to follow.



FIRST FLOOR
577 sq.ft. (53.6 sq.m.) approx.



LOCAL AUTHORITY
Havant Borough Council

TENURE
Leasehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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

OFFICE ADDRESS
13 North Street, Havant,
Hampshire, PO9 1PW

CONTACT
023 9247 4737
havant@jeffries.co.uk
www.jdea.co.uk