

**TO
LET**

£950 PCM

**Brunel House, The Hard, Portsmouth,
PO1 3JR**



HIGHLIGHTS

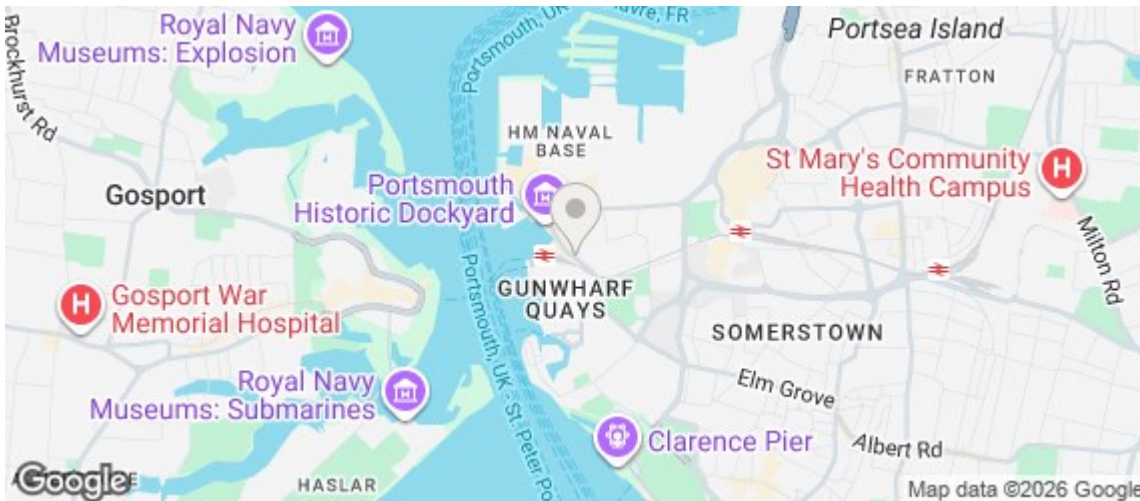
- STUDIO FLAT
- AVAILABLE JULY
- 11TH FLOOR
- FANTASTIC DOCKYARD LOCATION
- UNRIVALLED CITY AND SEA VIEWS
- ULTRA MODERN INTERIORS
- EN-SUITE BATHROOMS
- FITTED KITCHENS
- UNFURNISHED
- WHITE GOODS INCLUDED -
DISHWASHER, WASHER/ DRYER &
FRIDGE FREEZER

Brunel House is the eagerly anticipated, new development of high specification apartments located in 'The Hard'. You'll find us in the heart of Portsmouth's vibrant city. Adjacent to Gunwharf Quays, the restaurants, bars, outlet stores and railway station are on the doorstep. We're the imposing 11-storey, newly converted building. You can't miss us, and you absolutely will not want to. The building is exceptionally appointed with a modern ground floor entrance, ample lifts, light and airy communal corridors and on site overnight security as well as daily cleaning of the communal areas.

If you are looking for an opulent, spacious studio apartment with full height, floor to ceiling windows which allow light to flood into the apartment. These apartments offer you the freedom of choice between a furnished apartment with a comfortable double bed, and sofa, or the opportunity to create your own environment by furnishing yourself. Whether you choose furnished or unfurnished all units have the added benefit of built in wardrobes. Each apartment also comes with its own, private en-suite bathroom, complete with bath and waterfall shower. All our flats have their own modern kitchen, with a washer/dryer, fridge/freezer, dishwasher and plenty of space to relax in front of the wonderful views. Looking out across the city or the sea? Choose an apartment on the higher floors – the sights are stunning from the upper floors, they have some of the most spectacular views in the city and offer a real feeling of privacy and independence.

PLEASE NOTE PHOTOS SHOWN ARE NOT OF THE EXACT FLAT BUT OF A SIMILAR UNIT TYPE





Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	68
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

England & Wales EU Directive 2002/91/EC

