



48 Ophir Road

Portsmouth, PO2 9EN

Offers in the region of £330,000



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Situated on the ever-popular Ophir Road, this charming double bay and forecourt mid-terraced home offers a fantastic combination of period character, generous living accommodation and versatile additional space. With three well-proportioned bedrooms, an extended conservatory, open-plan kitchen/diner and a private rear garden, this is a home with plenty to offer growing families and those looking for flexible living space.

Upon entering, the welcoming entrance hallway provides access to the ground floor and benefits from useful under-stairs storage. To the front of the property is a spacious lounge, with a beautiful bay window, feature fireplace and shutters, creating a warm and characterful reception space.

To the rear, the property opens into a fantastic open-plan kitchen and dining area, making this a wonderful space for everyday family life and entertaining. The kitchen is fitted in a timeless shaker-style design and is presented in good condition, with the adjoining dining area providing ample space for a family dining table.

Continuing from the dining area is the extended conservatory, providing a valuable additional reception room. Whether used as a family room, playroom, entertaining space or simply somewhere to enjoy views of the garden, this versatile area adds considerably to the accommodation.

The ground floor is completed by a downstairs WC and separate utility room, adding further practicality for busy households.

To the rear, the property benefits from a generous

enclosed garden, laid predominantly to a combination of patio and lawn. Mature planting, including olive trees and additional plants positioned towards the rear, creates a lovely sense of privacy and provides a pleasant backdrop to the garden. The patio area is ideal for outdoor dining and entertaining, whilst the lawn offers plenty of space for children or pets.

The first floor provides three bedrooms and the family bathroom. There are two large double bedrooms, with the principal bedroom particularly benefiting from a large bay window which floods the room with natural light. The third bedroom is a good-sized single and would also make an ideal child's bedroom, nursery or home office.

The family bathroom is fitted with a shower over bath, WC, wash hand basin and heated towel rail, and is presented in fair condition.

Adding further versatility is the loft area, accessed via a ladder. This additional space offers excellent storage/extra space for homeowners.

The property also benefits from shutters throughout, adding to its character and appeal.

Ophir Road remains a highly sought-after residential location, popular for its attractive period properties and convenient position close to local amenities, schools, parks and transport links. The combination of character, generous accommodation and flexible living space makes this an exciting opportunity for buyers looking for a substantial family home in a well-established location.

Viewing is highly recommended to appreciate the space, character and versatility this home has to offer.



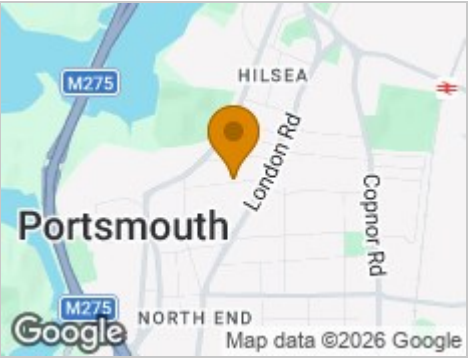
Road Map



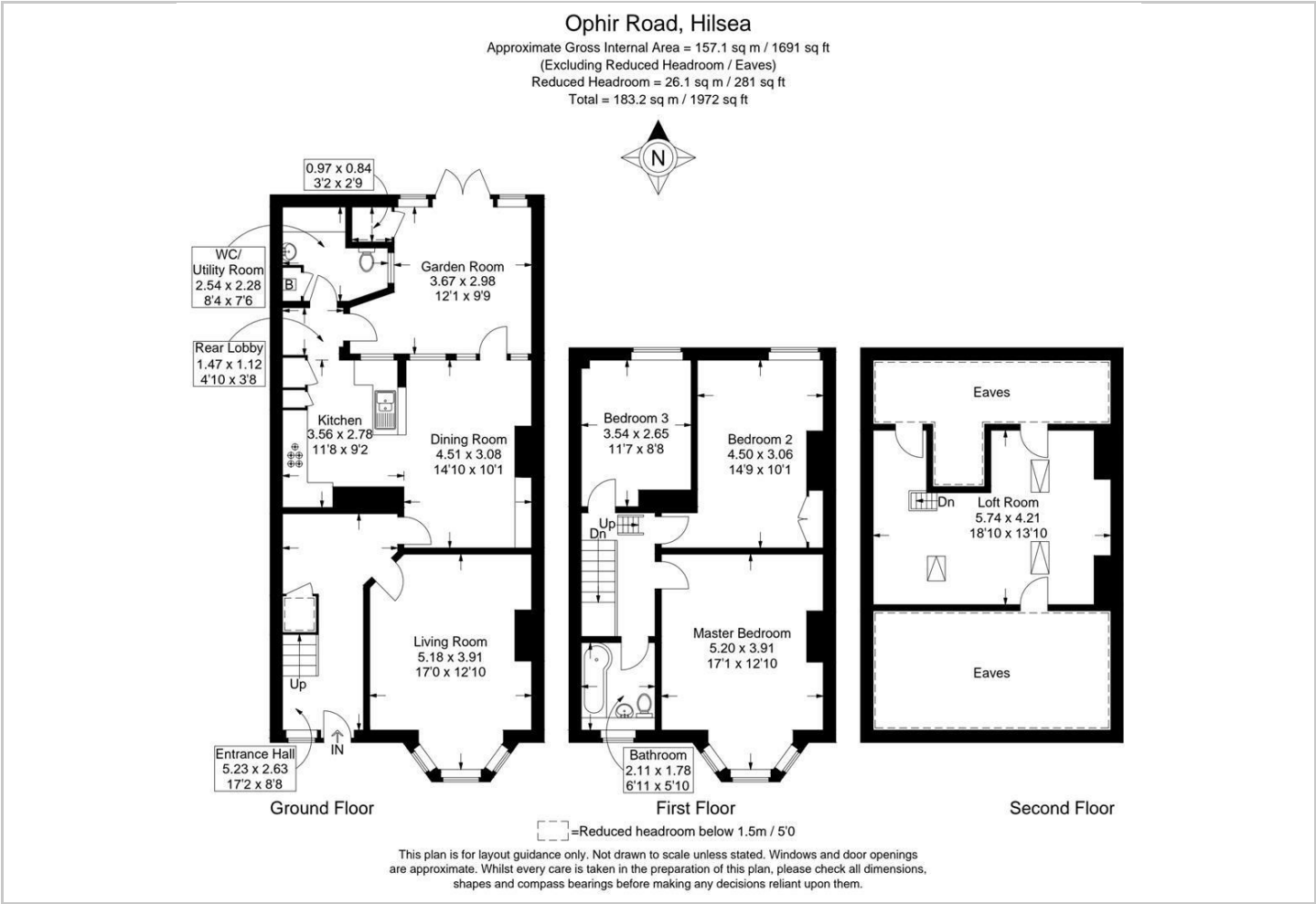
Hybrid Map



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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