

18 St. Helens Court St. Helens Parade
Southsea, PO4 0RR
Asking Price £180,000

cogroves
Sales, Rentals and Block Management

18 St. Helens Court St. Helens Parade, Southsea, PO4 0RR

2 BEDROOM 6TH FLOOR APARTMENT WITH LIFT, ALLOCATED PARKING AND DELIGHTFUL VIEWS OVER CANOE LAKE AND THE SOLENT. The accommodation comprises 2 double bedrooms, spacious lounge/dining room, fitted kitchen, bathroom with separate WC, large hall. Other benefits include share of freehold, double glazing, gas central heating, good storage and offered with no forward chain. Located on Southsea seafront minutes from the sea and Canoe Lake. Within walking distance of Albert Road, Palmerston Road, bars, restaurants, cafes, shops and bus routes.

Communal Entrance
Security intercom providing access to communal lobby with stairs and lift to 6th floor.

Flat front door to:

Entrance Hall
Large entrance hall with double fitted cupboard, radiator, textured ceiling, wall mounted security entry phone, meter cupboard, double glazed window with views over Canoe Lake.

Lounge/Dining Room
24'6 x 13'1 (7.47m x 3.99m)
Large double glazed bay window offering delightful views over Canoe Lake towards The Solent. Two radiators, textured ceiling.

Kitchen
9'6 x 8'5 (2.90m x 2.57m)
Double aspect room with double glazed windows offering views over roof tops towards Spinnaker Tower, Canoe Lake and The Solent. Single drainer stainless steel sink unit with wall and base cupboards with work surfaces over. Oven, hob, extractor, space for fridge freezer, plumbing for washing machine. Potterton gas boiler, tiled flooring, part tiled walls, radiator, textured ceiling.

Bedroom 1
12'8 x 11'1 (3.86m x 3.38m)
double glazed window with views over rooftops towards Spinnaker Tower. Fitted double wardrobe, textured ceiling, radiator.

Bedroom 2
12'8 x 10'6 (3.86m x 3.20m)
Two double glazed windows, fitted wardrobe, textured ceiling, radiator.

Bathroom
7'10 x 5'5 (2.39m x 1.65m)
Suite comprising bath with electric Triton shower over, WC, wash hand basin, part tiled walls, tiled flooring, double glazed window, textured ceiling, radiator.

Cloakroom
WC, wash hand basin, tiled flooring, part tiled walls.

Allocated Parking
Allocated parking bay.

Additional Information
Tenure - Share of freehold
Length of Lease - 999 years from 25/12/1973 - 946 Years remaining
Service Charge - £2462.88pa - Includes buildings insurance
Ground Rent - N/A
Council Tax Band - D

The information provided about this property does not constitute or form part of an offer or contract, nor may it be used as a representation.

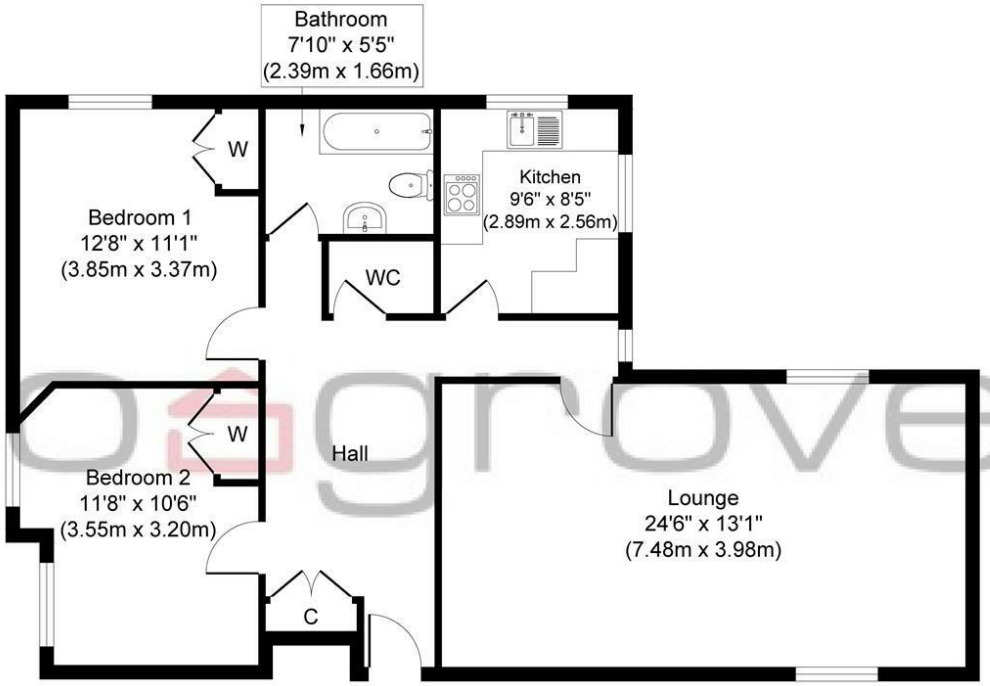
All interested parties must verify accuracy and your solicitor must verify tenure/lease information, fixtures and fittings and, where the property has been extended/converted, planning/building regulation consents. All dimensions are approximate and quoted for guidance only as are floor plans which are not to scale and their accuracy cannot be confirmed.

Reference to appliances and/or services does not imply they have been tested.





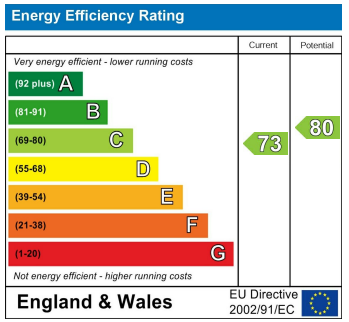


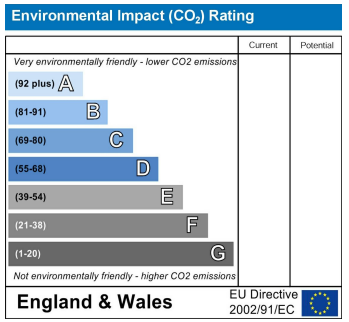


Approximate Floor Area
917 sq. ft
(85.20 sq. m)

St. Helens Court, St; Helens Parade, Southsea, PO4 0RR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement.The measurements should not be relied upon for valuation, transaction and/or funding purposes This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Copyright V360 Ltd 2026 | www.houseviz.com





cosgroves

Sales, Rentals and Block Management

49-51 Osborne Road
Southsea
Hampshire
PO5 3LS

Tel: 02392 827827
Email: info@cosgroves.co.uk
www.cosgroves.co.uk






BEACH

