



**Offers In
Excess Of
£425,000
Freehold**

4x  2x  2x 

**Holdenby Court,
Portsmouth, Hampshire,
PO3**

cubitt&west
Helping you move forwards



Main features

- Situated in the ought after location of anchorage park
- Off road parking for multiple vehicles
- Sunny aspect rear garden
- Close to local shops for your daily amenities
- Good transport links in and out of the area

Accommodation

GROUND FLOOR

Entrance Porch
Hallway
Cloakroom
Lounge: 14'8 x 11'7 (4.47m x 3.53m)
Dining Area: 14'7 x 9'2 (4.45m x 2.80m)
Kitchen: 15'9 x 8'9 (4.80m x 2.67m)
Conservatory: 9'6 x 7'8 (2.90m x 2.34m)

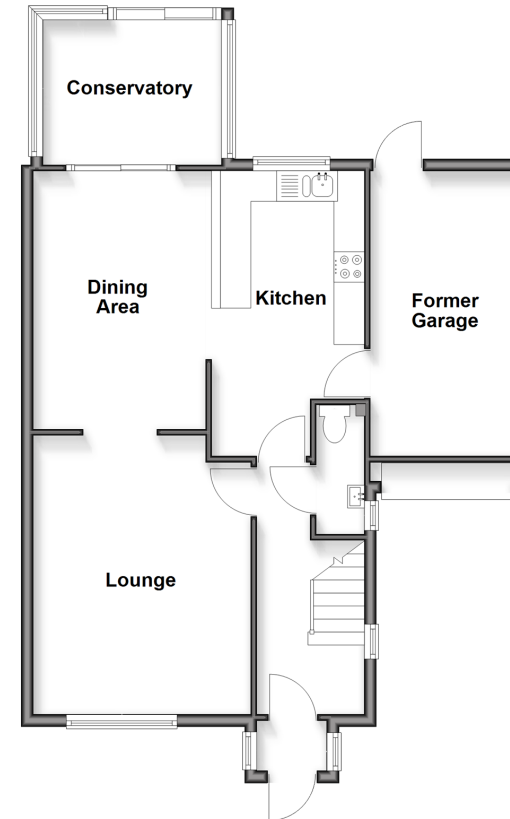
FIRST FLOOR

Landing
Bedroom 1: 12'6 x 8'7 (3.81m x 2.62m)
En-Suite Shower Room
Bedroom 2: 11'9 x 8'6 (3.58m x 2.59m)
Bedroom 3: 9'6 x 9'0 (2.90m x 2.75m)
Bedroom 4: 8'9 x 7'4 (2.67m x 2.24m)
Bathroom

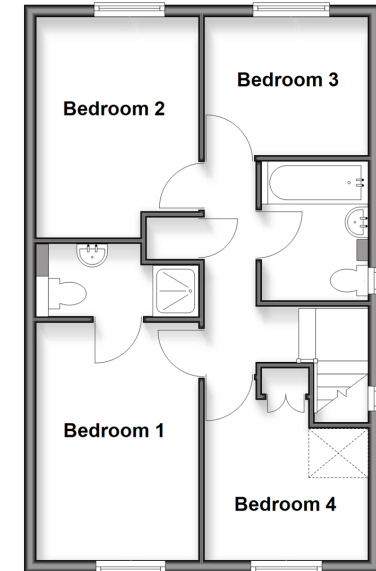
OUTSIDE

Rear Garden
Driveway

Ground Floor
Approx. 69.5 sq. metres (748.4 sq. feet)



First Floor
Approx. 48.4 sq. metres (521.4 sq. feet)



Call Portsmouth - 023 9266 1213 ■ cubittandwest.co.uk

■ If buying or rent, please check if Local Authority licensing schemes apply before proceeding



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