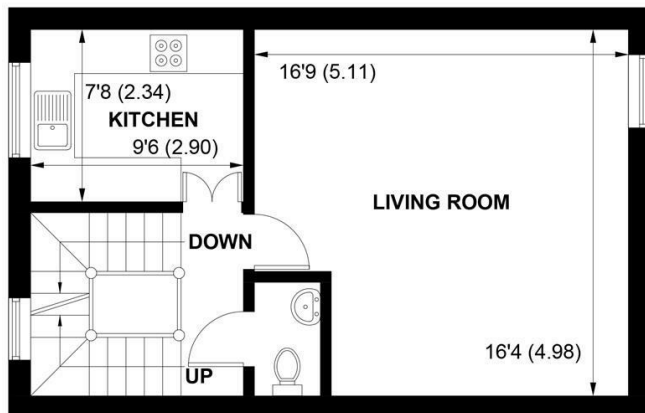
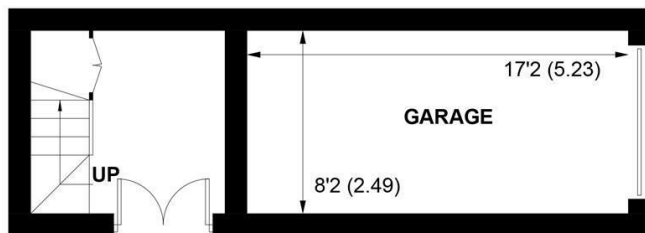




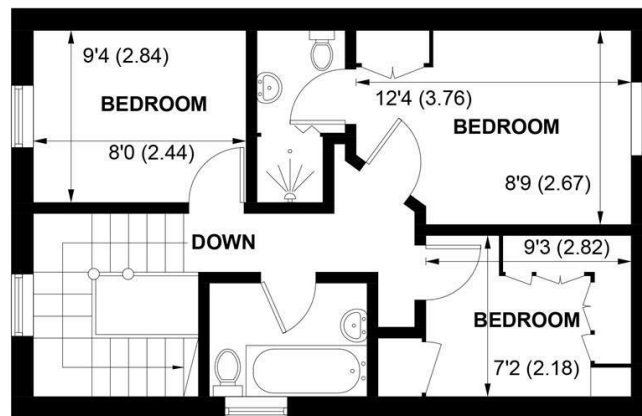
102 PENNY STREET, SOUTHSEA, PORTSMOUTH, HAMPSHIRE, PO1 2NL



SECOND FLOOR



GROUND FLOOR



FIRST FLOOR

APPROXIMATE GROSS INTERNAL AREA = 950 SQ FT / 88.3 SQ M

GARAGE = 140 SQ FT / 13.0 SQ M

TOTAL = 1090 SQ FT / 101.3 SQ M

NOT TO SCALE (For illustrative purposes only as defined by RICS Code of Measuring Practice) 2022 ©

Produced for Sims Williams

£1,495 PCM

102, PENNY STREET,
SOUTHSEA PORTSMOUTH,
HAMPSHIRE, PO1 2NL

- Three Bedroom Townhouse
- Large Lounge
- Kitchen
- Three Bedrooms
- Two Bathrooms
- Security Controlled Parking/Integral Garage
- Unique Residential Location
- Close to Portsmouth Seafront and Gunwharf Quays
- Deposit: Five Weeks' Rent

EPC RATING

Current = D
Potential = D

COUNCIL TAX BAND

Band = E

Situated in the highly sought-after Old Portsmouth area, this is a spacious and versatile three-bedroom home offering approximately 950 sq ft of accommodation, arranged over three floors, with the added benefit of an integral garage.

The ground floor provides a secure integral garage, offering excellent storage and secure off-road parking with power and lighting. There is a separate entrance hall with stairs leading to the accommodation above.

On the first floor is an 'L' shaped lounge with dual aspect. The kitchen comprises of Range of 'Shaker' style wall and base storage units. Single stainless steel sink and drainer with mixer tap and food disposal unit and a range of stainless steel appliances including: gas hob with extractor hood above, electric oven and grill, microwave, fridge/freezer. There is also a cloakroom on this floor.

On the second floor are three bedrooms and the family bathroom. The master bedroom comprises of a double room and benefits from an en suite shower room. There is a further double bedroom and single bedroom which could be utilised as a study.

The family bathroom comprises of a white suite with shower over bath.

An additional on-street parking permit is available, providing unrestricted parking in the area. The permit can be applied for through the Council, with further permits also available to purchase if required.

The property is neutrally decorated throughout with double glazing.

The location is a particular highlight. The property is situated on Penny Street in the much-favoured Old Portsmouth area, close to the seafront and within easy reach of the shops, restaurants and leisure facilities at Gunwharf Quays. The house is positioned almost opposite the Old Garrison Church, towards the end of Penny Street and just around the corner from Grand Parade.

Overall, the property offers well-proportioned three-bedroom accommodation, a generous living space, secure garage parking and a highly desirable Old Portsmouth location, making it an excellent opportunity for those looking to enjoy the historic waterfront and everything the area has to offer.

Application and Fees Holding Deposit – capped at One weeks rent Paid by you to reserve the Property. This will only be retained by us if any relevant person (including any guarantor(s)) withdraw from the tenancy, fail a Right-to-Rent check, provide materially significant false or misleading information, or fail to sign their tenancy agreement (and/or Deed of Guarantee) within 15 calendar days.

Sales & Lettings offices in Arundel, Bognor Regis, Chichester & Walberton

