



FOR SALE

£250,000

8 Hunter Road,
Southsea, PO4 9DL.

Tenure: Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

An ideal opportunity for those looking to put their own stamp on a family home, this terraced bay & forecourt property is situated on a popular residential street in Southsea and is offered to the market with no forward chain. Located on Hunter Road, the home provides spacious and well-proportioned accommodation throughout. Upon entering, there is a bright and airy living room to the front, complete with a large bay window and feature fireplace. This is complemented by a secondary reception room, ideal as a formal dining area or additional living space. To the rear of the property, a generous fitted kitchen offers plenty of potential and leads through to a rear lean-to/conservatory, which in turn provides access to a convenient W.C. and the enclosed, low-maintenance rear garden, measuring approximately 20ft. Upstairs, the first floor offers a spacious landing leading to two excellent double bedrooms, both benefiting from built-in wardrobes. Completing the accommodation is a sizeable and modern four-piece bathroom suite. With its generous proportions and clear scope for improvement, this property presents a fantastic opportunity to create a home tailored to your own tastes and requirements. In our opinion, this is a great opportunity in a well-regarded Southsea location, and we highly recommend an internal viewing to fully appreciate the space and potential on offer. For further information or to arrange a viewing, please contact the Lawson Rose sales office today.

Material Information:

- Construction: Brick Built
- Electricity Supply: Alternating Current
- Heating: Gas Central Heating
- Water Supply: Mains Water Supply
- Sewage: Mains Sewage
- Broadband: Standard, Superfast Fibre and Gfast Fibre are available.
- Mobile: Ofcom Checker shows EE, Three, O2 and Vodafone all have voice and data availability in this area.
- Permit Parking: 1st permit is £30, 2nd permit is £120 and 3rd permit (where available) is £300.
- Council Tax: Portsmouth City Council – Band C
- Flood Risk – Low Risk (Stated on the Gov.uk portal)



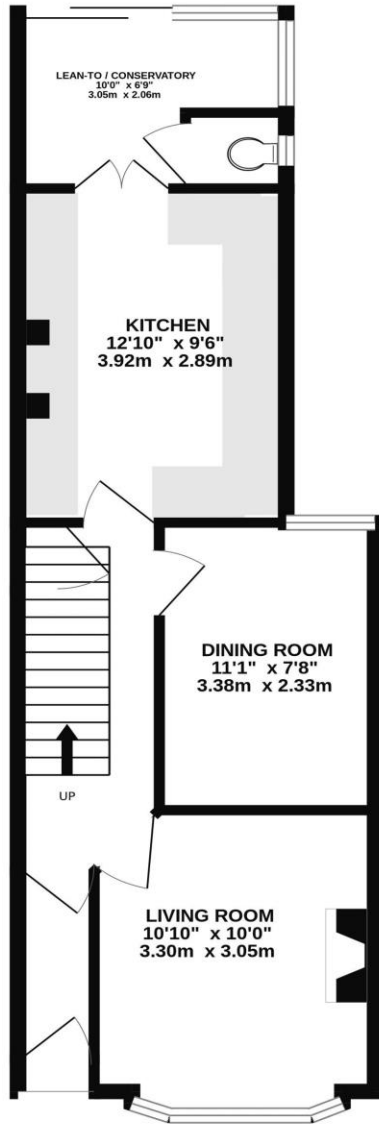
02392 367 779 - contactus@lawsonrose.com

131 Winter Road, Southsea, PO4 8DS

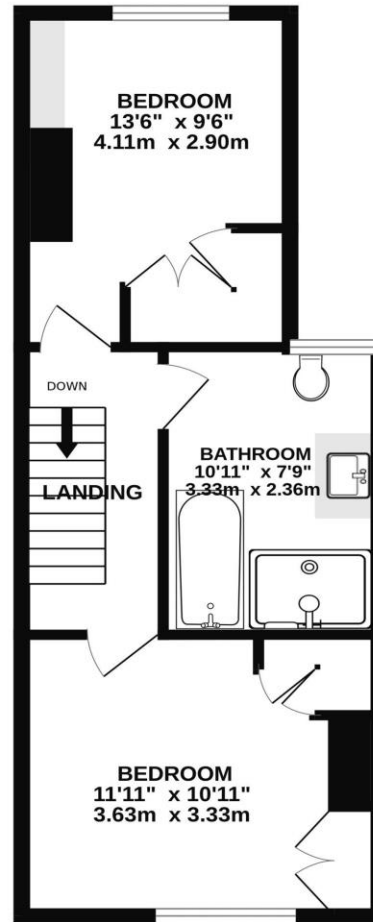




GROUND FLOOR



1ST FLOOR



Please note that none of the services or appliances have been tested by Lawson Rose Estate Agents.