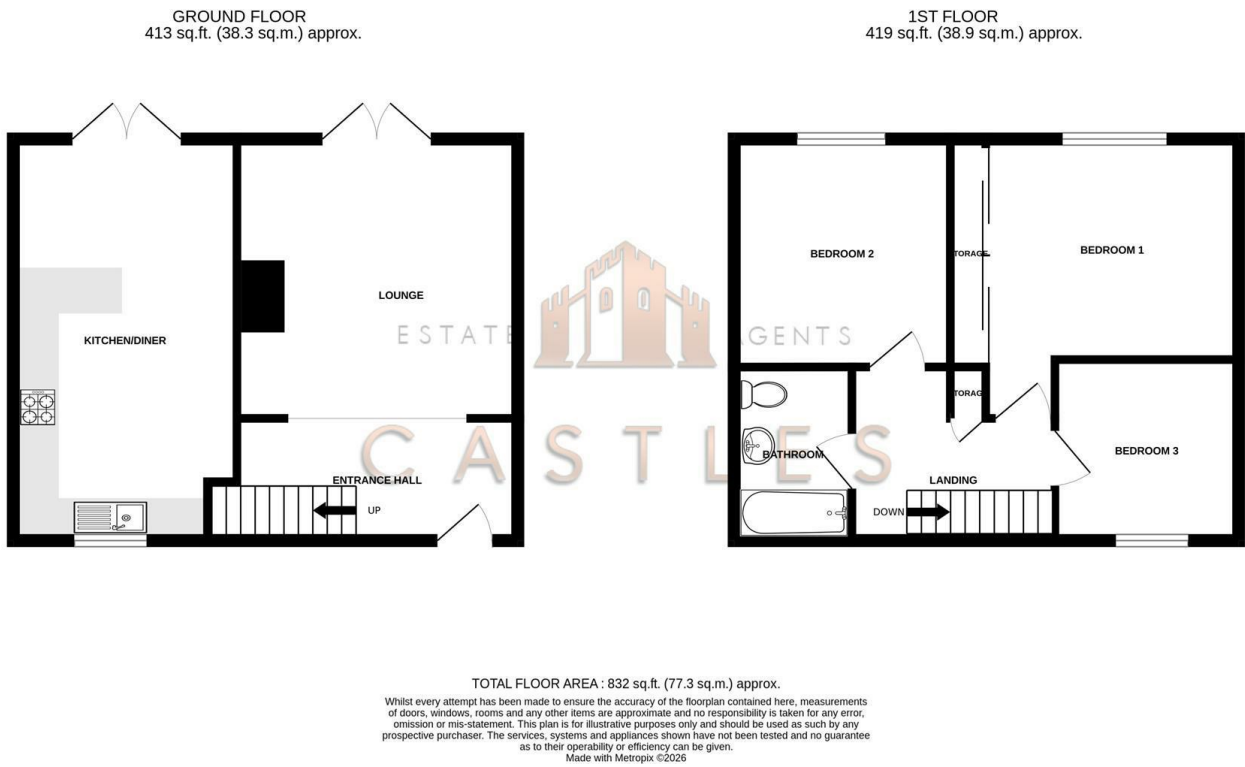




Floor Plan



49 Bredenbury Crescent

Portsmouth, PO6 3SJ

We are pleased to welcome to the market this exceptional three bedroom property with off road parking to the rear located in Bredenbury Crescent, Portsmouth.

The property is very well presented throughout and the ground floor consists of a large lounge room with french doors opening on to the garden. The kitchen is a fair size and is modern with island/breakfast bar and french doors also opening on to the garden.

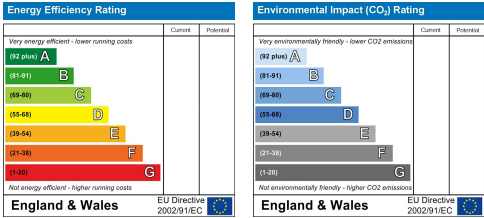
Moving upstairs there are three bedroom, two of which are generous double rooms. The modern family bathroom completes the first floor accommodation.

Externally the rear garden is all landscaped, south facing and presented very well. Via gates at the rear you have the ability to park a car off road, and there are brick built sheds for storage.

For more information or to arrange a viewing please call Castles today.

Asking price £300,000

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



49 Bredenbury Crescent
Portsmouth, PO6 3SJ



- THREE BEDROOMS
- MODERN KITCHEN
- SEMI DETACHED
- OFF ROAD PARKING
- LANDSCAPED GARDEN
- SOUTH FACING GARDEN

LOUNGE
12'9" x 12'5" (3.9 x 3.8)

KITCHEN/DINER
10'2" x 18'8" (3.1 x 5.7)

BEDROOM 1
11'5" x 10'2" x 12'9" (3.5 x 3.1 x 3.9)

BEDROOM 2
9'10" x 10'2" (3.0 x 3.1)

BEDROOM 3
8'2" x 8'2" (2.5 x 2.5)

BATHROOM
5'2" x 8'2" (1.6 x 2.5)

Financial Services
If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some

independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

Solicitors
If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

Anti Money Laundering
Castles Estate Agents have a legal obligation to complete anti-money laundering checks at our cost via a portal called Credas. Please note the Credas

AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

