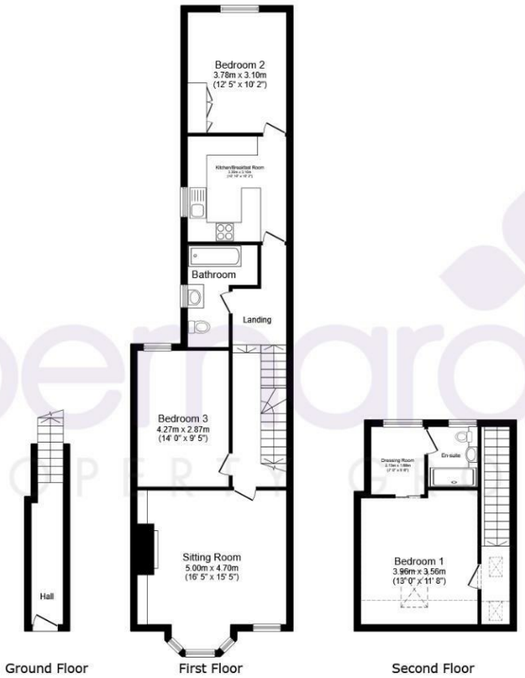


Total floor area: 107.5 sq.m. (1,157 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



8 Clarendon Road, Southsea, Hampshire, PO5 2EE
t: 02392 864 974

FOR SALE

£350,000

Lowcay Road, Southsea PO5 2QA



3 2 1

HIGHLIGHTS

- THREE BEDROOM
- MAISONETTE
- BEAUTIFULLY PRESENTED
- TWO BATHROOMS
- GENEROUSLY SIZED
- SHARE OF FREEHOLD
- DESIRABLE LOCATION
- SHORT WALK TO LOCAL PARK
- CLOSE TO SEAFRONT
- CALL TO VIEW

We are delighted to bring to market this beautifully presented three bedroom maisonette offering a splendid opportunity for those seeking a modern and spacious home. This large property is designed for comfortable living and is perfect for families or professionals given its size.

Upon entering, you will be greeted by a bright and inviting reception room at the front of the property, ideal for relaxation or entertaining guests. The property boasts three generously sized bedrooms, with the master bedroom featuring a delightful dressing room and an ensuite bathroom. The additional two bedrooms are well-proportioned, ensuring ample space for family or guests.

The property has undergone a full redecoration, presenting a turn-key home that requires no further work, allowing new owners to move in with ease.

Situated in a desirable location, this property is just a short walk from the seafront, local parks and Albert Road, known for its eclectic mix of shops, cafes, and restaurants giving great access to all that Southsea has to offer.

Call today to arrange a viewing
02392 864 974
www.bernardsestates.co.uk

PROPERTY INFORMATION

ANTI-MONEY LAUNDERING (AML)
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

BERNARDS MORTGAGE & PROTECTION
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

COUNCIL TAX BAND A

LEASEHOLD INFORMATION
Lease Length: 998 years Ground Rent: £100pa Service Charge: £0
Please note that Bernard's Estate Agents have not checked or verified the lease terms or the service charge/ground rent costs. The information provided above has been provided to us from the Seller. Your solicitor will check all of the above during the conveyancing process and you should only rely on information provided by them when making the final decision as to whether to buy any leasehold property.

OFFER CHECK PROCEDURE -
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

PROPERTY TENURE
Leasehold - Share of freehold

REMOVAL QUOTES
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

SOLICITOR
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

SITTING ROOM
16'4" x 15'5" (5.00 x 4.70)

KITCHEN
11'1" x 10'2" (3.38 x 3.10)

BEDROOM ONE
12'11" x 11'8" (3.96 x 3.56)

DRESSING ROOM
6'11" x 3'3" (2.13 x 1.00)

EN SUITE

BEDROOM TWO
12'4" x 10'2" (3.78 x 3.10)

BEDROOM THREE
14'0" x 9'4" (4.27 x 2.87)

BATHROOM









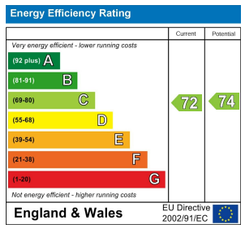












Scan here to see all our properties for sale and rent

Call today to arrange a viewing
02392 864 974
www.bernardsestates.co.uk