

TODD & HARTRIDGE
Established 1966

3 1 2 C

113 Hayling Avenue

Portsmouth, PO3 6DY

£1,595 Per month

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Todd and Hartridge are delighted to offer this wonderfully presented three bedroom family home in the highly desirable area of Baffins.

The property was refurbished in the last few years and has been looked after very well.

The ground floor has two large reception rooms, a new kitchen, conservatory and WC. Whilst upstairs there are two large double bedrooms - one with ample storage - and a fair sized single bedroom. A shower room with a large walk-in shower is also located on the first floor.

The property is in excellent order throughout and the recently fitted kitchen includes a freestanding oven with induction hob as well as space for other appliances (which can be offered and negotiated separately). A pantry cupboard has plumbing for the washing machine and offers additional storage.

Outside, the enclosed rear garden offers seclusion and access to the



















double garage, which can also be accessed via a service road suitable for vehicles.

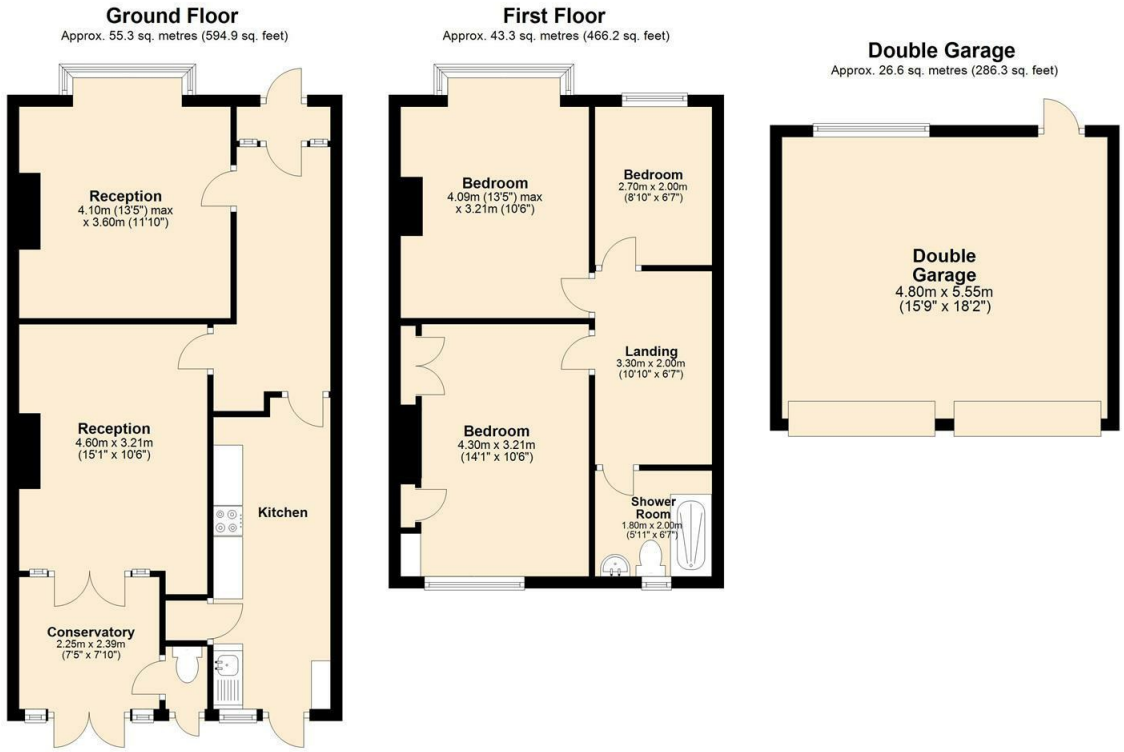
The garage has two up-and-over doors (one of which is electrically operated) as well as power, light and some useful storage units and workbench space.

This wonderful home is ideal for a family or a couple and the next occupiers will enjoy the benefits of being in a quiet area close to local parks, schools and access to other amenities.



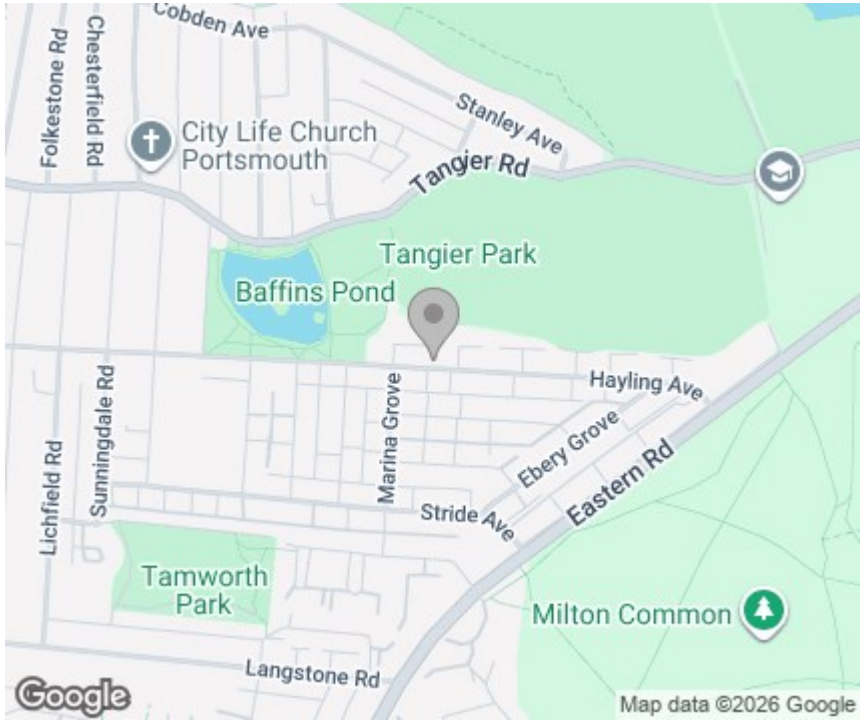


Floor Plan

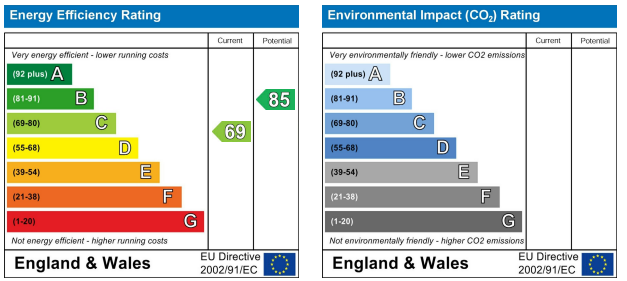


Total area: approx. 125.2 sq. metres (1347.3 sq. feet)

Area Map



Energy Efficiency Graph



Viewing

Please contact our Portsmouth Office on 023 9266 3366
if you wish to arrange a viewing appointment for this property or require further information.

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.

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