

# MAGDALA ROAD

COSHAM | PORTSMOUTH | PO6 2QG



## OFFERS IN EXCESS OF £599,995 FREEHOLD

- Outstanding Detached Residence
- Close to Amenities and Cosham Train Station
- Two Reception Rooms
- Four Double Bedrooms
- Open Plan Kitchen/Family Room
- South Facing Rear Garden
- Ample Parking Plus Garage
- Superbly Presented Throughout



## In Brief

We are delighted to welcome to the market this outstanding detached residence situated in Cosham, just a short stroll away from local amenities, Cosham Train Station and Queen Alexandra Hospital.

This expansive property offers a harmonious blend of traditional charm and modern amenities across its three floors. You are welcomed by a stunning entrance hallway adorned with intricate stained glass windows. There are two good sized reception rooms with high ceilings and character features including feature fireplaces as well as a kitchen/family room which has been well designed featuring large windows that flood the area with natural light plus a utility area/cloakroom.

The home boasts four double bedrooms, two of which are complete with en-suites, along with a family bathroom on the first floor.

Outside, the property includes a well maintained South Facing garden with an area of laid to lawn flanked by mature flower and shrub borders and a patio area, perfect for outdoor relaxation or entertaining. To the front, you will find a block paved driveway providing ample parking for multiple vehicles, leading to the garage which is complete with power and lighting.

We recommend viewing at your earliest convenience to avoid missing out on this wonderful family home on offer.

Guide Price £599,995

## KEY FACTS

Council Tax Band - F

EPC Rating - E

Approximate Internal Area = 2501 Sq Ft



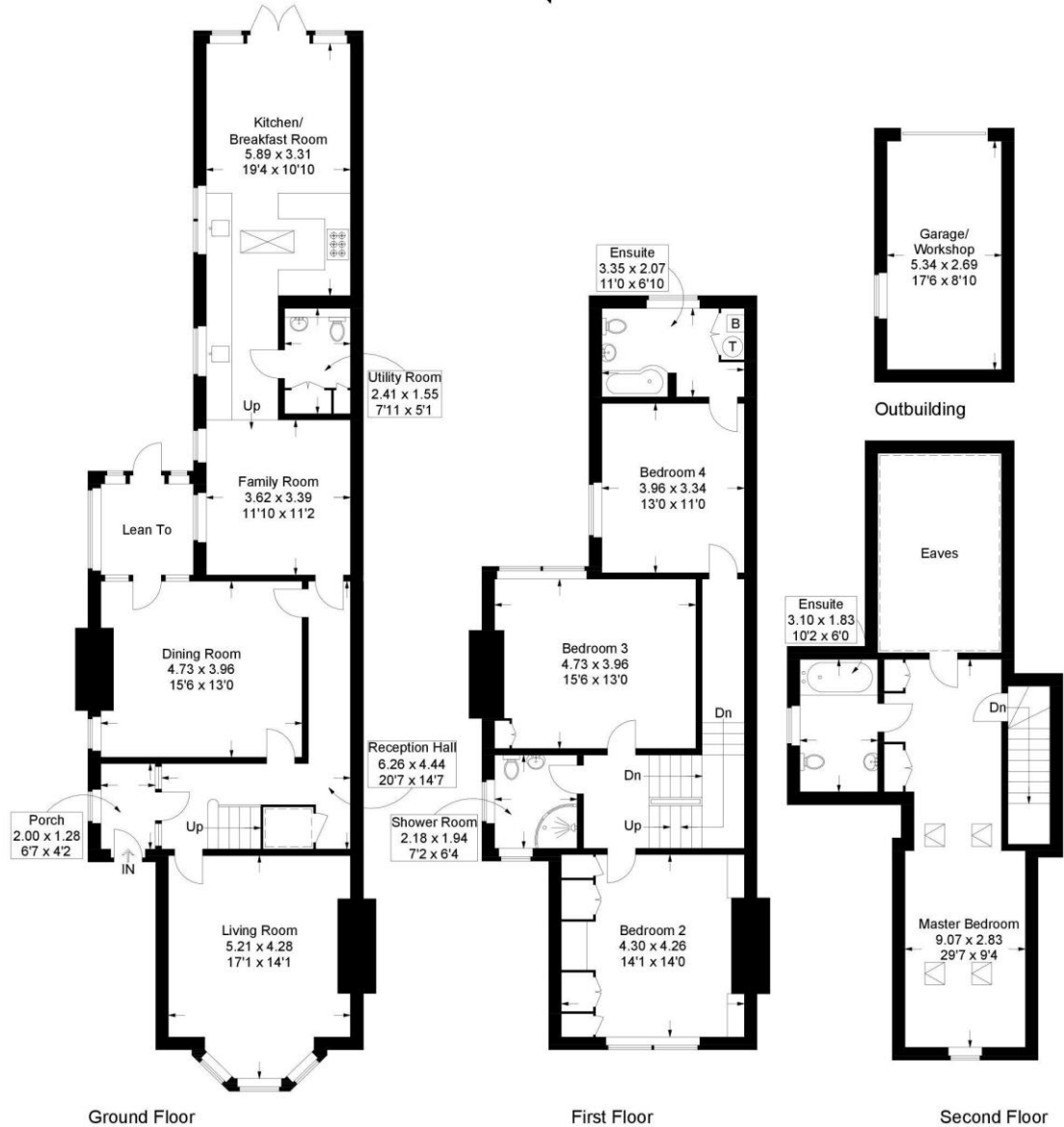
# 24 MAGDALA ROAD

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**Magdala Road, Cosham**

Approximate Gross Internal Area = 232.4 sq m / 2501 sq ft  
 Outbuilding = 14.7 sq m / 158 sq ft  
 Total = 247.1 sq m / 2659 sq ft



= Reduced headroom below 1.5m / 5'0

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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