

Centurion Court

Gunwharf Quays, PO1 3BQ

Asking Price Of

£600,000

Prestigious waterfront living at Gunwharf Quays. This exceptional two-bedroom penthouse combines luxury, lifestyle and connectivity, with designer boutiques, acclaimed restaurants, vibrant bars and marina views on the doorstep. Enjoy superb transport links via Portsmouth Harbour station, ferry services and the M27.



Property Features

- Penthouse Apartment
- Spectacular Views
- Main Bedroom with Dressing Area
- Bedroom Two/Study
- En Suite To Main Bedroom
- Family Shower Room
- Close To Bars & Restaurants
- Underfloor Heating
- Two Allocated Parking Spaces
- End Of Chain

OVERVIEW

Set within the prestigious waterfront setting of Gunwharf Quays, this remarkable penthouse offers the ultimate blend of luxury, convenience and coastal living. Renowned as one of the South Coast's most vibrant destinations, residents enjoy an enviable lifestyle with designer boutiques, acclaimed restaurants, stylish bars, cafés, a cinema, casino and marina all moments from the front door.

Perfectly positioned for both leisure and travel, Portsmouth Harbour railway station provides direct connections to London Waterloo, while nearby ferry services offer links to the Isle of Wight and beyond. With excellent road connections via the M27, this exceptional waterfront address provides the rare opportunity to enjoy a sophisticated marina lifestyle without compromising on connectivity.

ROOM MEASUREMENTS

HALLWAY - 8' 11" x 5' 3" (2.72m x 1.6m) and 9' 0" x 3' 5" (2.74m x 1.04m)
KITCHEN/DINING/LIVING ROOM - 26' 9" x 18' 1" (8.15m x 5.51m)
SHOWER ROOM - 7' 6" x 6' 1" (2.29m x 1.85m)
BEDROOM TWO/STUDY - 12' 2" x 10' 7" (3.71m x 3.23m)
MAIN BEDROOM - 18' 7" x 10' 9" (5.66m x 3.28m)
DRESSING AREA - 14' 7" x 5' 4" (4.44m x 1.63m)
EN SUITE - 8' 10" x 5' 3" (2.69m x 1.6m)
BALCONY - 63' 6" x 3' 8" (19.35m x 1.12m) and 19' 9" x 3' 6" (6.02m x 1.07m) and 14' 8" x 3' 5" (4.47m x 1.04m)

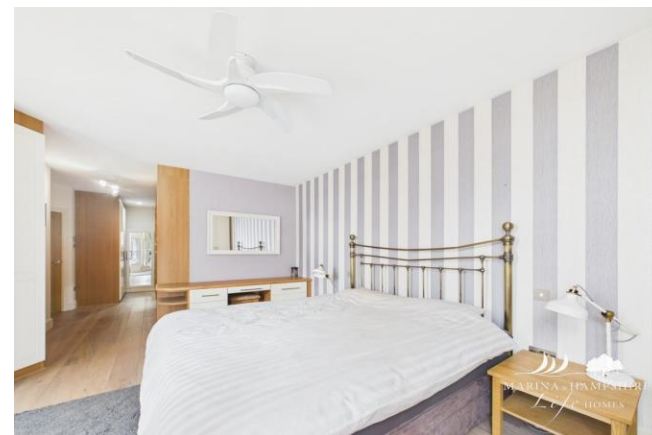
ALLOCATED PARKING

2 TANDEM ALLOCATED PARKING SPACES C28
2 VISITOR PERMITS

PROPERTY DESCRIPTION

Exceptional Waterfront Penthouse Living at Gunwharf Quays
Occupying a prime position within the prestigious marina development of Gunwharf Quays, this outstanding seventh-floor penthouse apartment offers a rare opportunity to enjoy a luxurious waterfront lifestyle, complemented by spectacular panoramic southerly views across The Solent and towards the Isle of Wight.

Gunwharf Quays is one of the South Coast's most sought-after destinations, offering an unrivalled blend of leisure, dining and convenience. From designer boutiques and renowned restaurants to stylish bars, a marina, cinema and casino, everything you need is quite literally on your doorstep. Excellent transport connections are also close by, with Portsmouth Harbour station providing direct services to London Waterloo, alongside ferry links and easy access to the M27.



Approaching 1,000 sq. ft (98 sq. m), this exceptional apartment has been meticulously designed and finished to an impressive standard throughout. From the moment you enter the spacious reception hall, the quality is immediately apparent, with elegant oak flooring, bespoke storage, plantation shutters, refined décor and zoned underfloor heating creating a sophisticated and contemporary feel.

The spectacular open-plan living, dining and kitchen space forms the true heart of the home. Floor-to-ceiling glazing floods the room with natural light while framing the breathtaking waterfront views, with three sets of doors opening onto the magnificent wraparound terrace. The bespoke shaker-style kitchen is fitted with a premium range of integrated appliances, including Miele, Neff and an electric AGA, perfectly combining style and functionality.

The luxurious principal bedroom suite features bespoke fitted wardrobes, a dressing area, direct terrace access and a beautifully appointed en-suite shower room with a rainfall shower, vanity cabinetry and underfloor heating. A second generous double bedroom, also with fitted storage and terrace access, provides an ideal guest suite or flexible living space.

The standout feature of this remarkable home is undoubtedly the expansive private wraparound terrace, an exceptional outdoor space perfect for entertaining, dining al fresco or simply relaxing while enjoying uninterrupted views across the harbour and coastline.

Further benefits include two secure underground parking spaces, visitor parking permits, secure entry and lift access, completing a truly exceptional waterfront residence in one of the South Coast's most desirable addresses.



MATERIAL INFORMATION

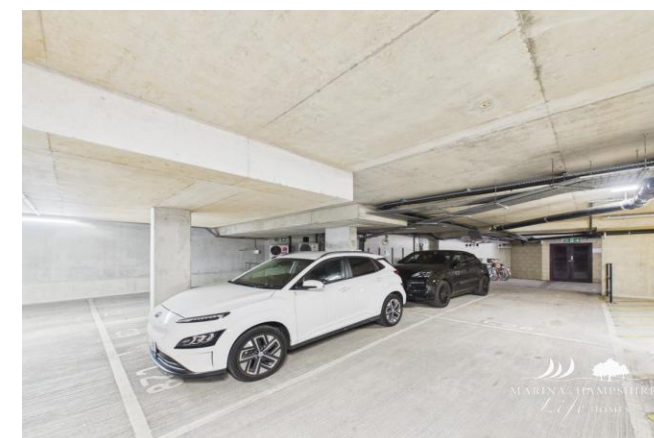
- * Asking Price - £600,000
- * Service Charges -
- * Ground Rent -
- * Length of Lease -
- * Council Tax Band - D
- * Property Construction – Awaiting confirmation of construction.
- * Electricity Supply – Mains Electric
- * Water and Sewerage – Mains
- * Heating – Electric Heating
- * Broadband –Fibre available
- * Mobile Signal – ADSL Fibre Checker (openreach.com)
- * Parking – Two underground parking spaces plus 2 visitor permits
- * Restrictions – Subject to Lease restrictions
- * Flooding - Refer to ([GOV.UK \(check-long-term-flood-risk.service.gov.uk\)](https://gov.uk/check-long-term-flood-risk.service.gov.uk))
- * Accessibility - Top floor apartment with lift access.

VIEWING BY APPOINTMENT ONLY THROUGH MARINA AND HAMPSHIRE LIFE HOMES

All measurements quoted are approximate and are for general guidance only. The fixtures and fittings, services and appliances have not been tested and therefore no guarantee can be given that they are in working order. These particulars are believed to be correct, but their accuracy is not guaranteed and therefore they do not constitute an offer or contract.







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	61 D	62 D
39-54	E		
21-38	F		
1-20	G		

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements