

31 MARINE COURT

SOUTHSEA | HAMPSHIRE | PO4 9QU



OFFERS OVER £600,000 Freehold

- Four Bedroom Town House
- Lounge With Doors To Terrace
- Limited Views Seafront & Solent
- Master Bedroom With En-suite
- Lounge, Kitchen/Diner, Conservatory
- Family Bathroom on the upper floor
- Integral Garage Plus Driveway
- Located Just Off Seafront





In Brief

**** VIEW OUR 360 DEGREE VIRTUAL TOUR **** Much requested Cul de Sac location just behind Southsea Seafront with the benefit of Seafront and Solent views from the upper floor. On the Ground floor there is an Entrance hall with stairs to first floor and doors to garage, downstairs cloakroom and Kitchen/Breakfast room. The Kitchen/Breakfast/family Room has a range of Contemporary Eye and Base Level Units space for a Kitchen table and Sofa and doors opening onto Conservatory overlooking the rear garden. On the first floor there is a Master Bedroom with En-suite Shower Room and Lounge with French doors opening onto roof terrace allowing views across the seafront towards Solent and Isle of Wight beyond. On the upper floor there are Three Further Bedrooms and a family bathroom. To the front of the property there is off road parking for one vehicle and other areas of communal parking. Internal viewing is recommended.

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KEY FACTS

Tenure: Freehold Council Tax band: F (£2998.00) EPC: TBA



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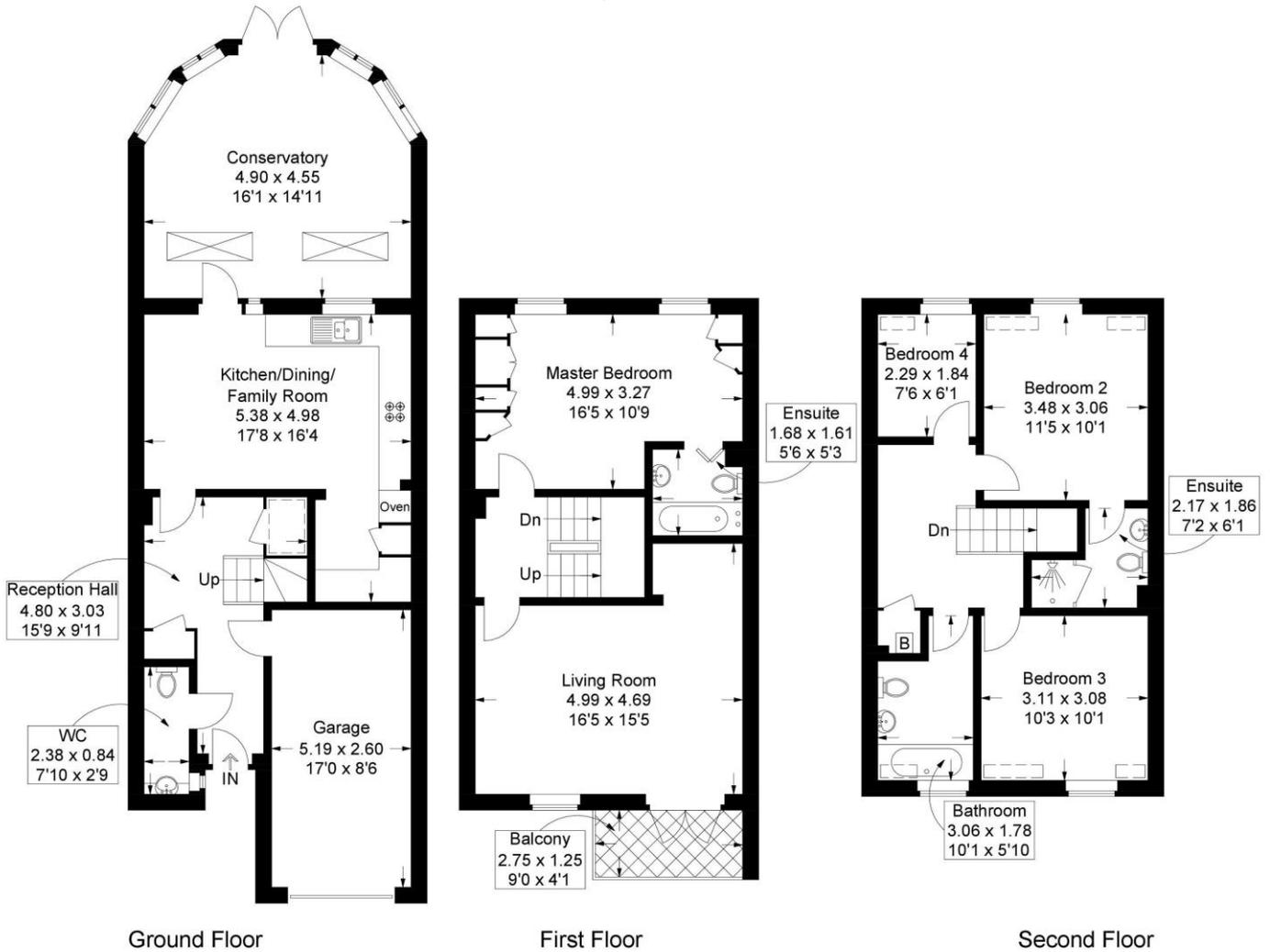
Marine Court, Southsea

Approximate Gross Internal Area = 158.2 sq m / 1703 sq ft

(Excluding Reduced Headroom / Eaves)

Reduced Headroom = 1.8 sq m / 19 sq ft

Total = 160 sq m / 1722 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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Old Portsmouth & Gunwharf Quays
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Drayton & Out of Town
Sales & Lettings
139 Havant Road,
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London
Sales & Lettings
Mayfair Office, Cashel House,
15 Thayer Street, W1U 3JT
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