

ASKING PRICE OF

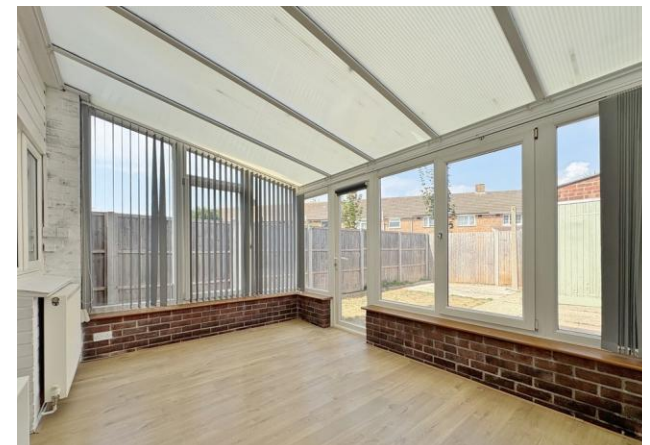
£255,000

60b Copsey Grove

Drayton, PO6 1NB

PROPERTY SUMMARY

NO FORWARD CHAIN! We are delighted to offer for sale this spacious two bedroom end of terrace house situated in the popular location of Copsey Grove, Drayton. Set within the catchment areas for both Springfield and Solent schools, this property boasts an entrance hall, lounge, kitchen/diner and spacious conservatory to the ground floor. With two bedrooms and a bathroom to the first floor. Benefits include gas central heating, double glazing and rear garden with brick built storage shed. An internal viewing is highly recommended and can be arranged by contacting our Drayton Office today.





FRONT

HALLWAY

LOUNGE 13' 1" x 10' 1" (3.99m x 3.07m)

KITCHEN 13' 1" x 8' 1" (3.99m x 2.46m)

CONSERVATORY 13' 1" x 8' 9" (3.99m x 2.67m)

BATHROOM 5' 1" x 5' 0" (1.55m x 1.52m)

BEDROOM ONE 13' 1" x 10' 1" (3.99m x 3.07m)

BEDROOM TWO 13' 1" x 7' 1" (3.99m x 2.16m)

REAR GARDEN

GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Portsmouth City Council

TENURE
Freehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only

EPC To Follow

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

**Jeffries
& Dibbens**
estate and letting agents

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