



49 St. Davids Road  
Southsea, PO5 1QJ

Asking Price £485,000 Council Tax Band D

5 2 2 E

Tullys

## 49 St. Davids Road

Southsea, PO5 1QJ

\*\*\* ST DAVIDS ROAD \*\*\* \*\* A  
SUBSTANTIAL FAMILY HOME IN NEED OF  
SOME IMPROVEMENT \*\*\*

\*\*\* NO FORWARD CHAIN \*\*\* \*\* VACANT  
POSSESSION \*\*\* \*\* CONVERTED  
BASEMENT HOUSING TWO HABITABLE  
ROOMS \*\*\*

A substantial and impressive period  
home located in one of the most  
requested roads in Southsea,

This well proportioned home is now in  
need of general updating but retains  
many period features such as fireplaces  
and surrounds, cornicing and wooden  
sash windows and boasts three  
receptions rooms as well as three  
bedrooms, two bathrooms and two  
converted basement rooms each with  
natural light.

This is a fantastic opportunity to  
purchase a sensibly priced period home  
with enormous potential.

### LOUNGE

15'8" x 12'5" (4.80 x 3.79)

### RECEPTION 2

13'8" x 10'5" (4.18 x 3.20)

### DINING ROOM

18'0" x 10'3" (5.49 x 3.14)

### KITCHEN

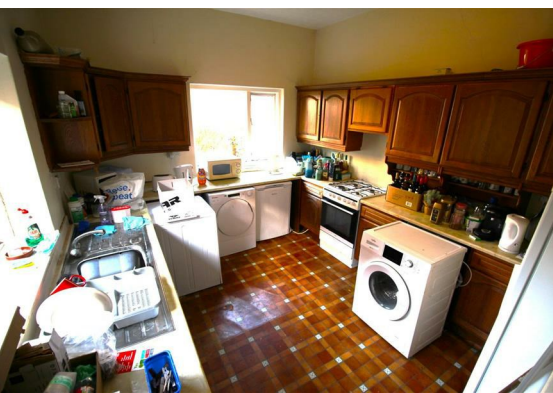
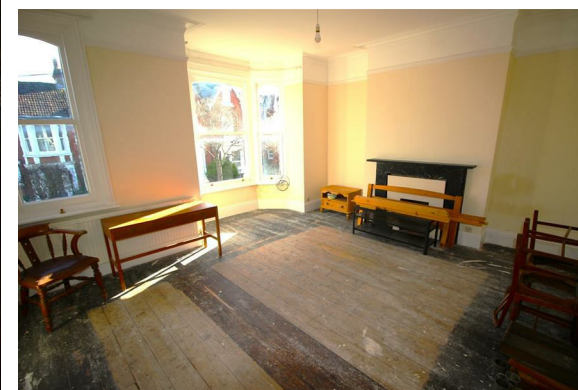
12'11" x 10'6" (3.95 x 3.21)

### BEDROOM 1

13'10" x 16'9" (4.23 x 5.12)

### BEDROOM 2

13'9" x 10'5" (4.20 x 3.19)



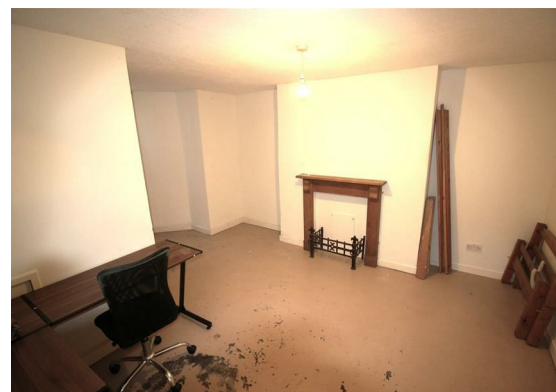


**BEDROOM 3**  
11'6" x 10'4" (3.52 x 3.17)

**BATHROOM**  
8'7" x 6'10" (2.63 x 2.10)

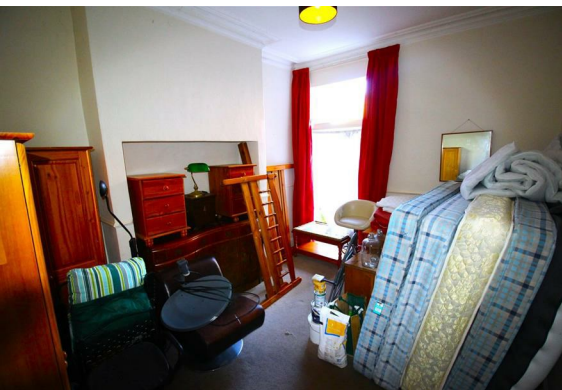
**SHOWER ROOM**  
11'6" x 10'4" (3.52 x 3.17)

**BASEMENT**



**BEDROOM 4**  
9'11" x 12'4" (3.04 x 3.78)

**BEDROOM 5**  
13'7" x 9'2" (4.15 x 2.80)



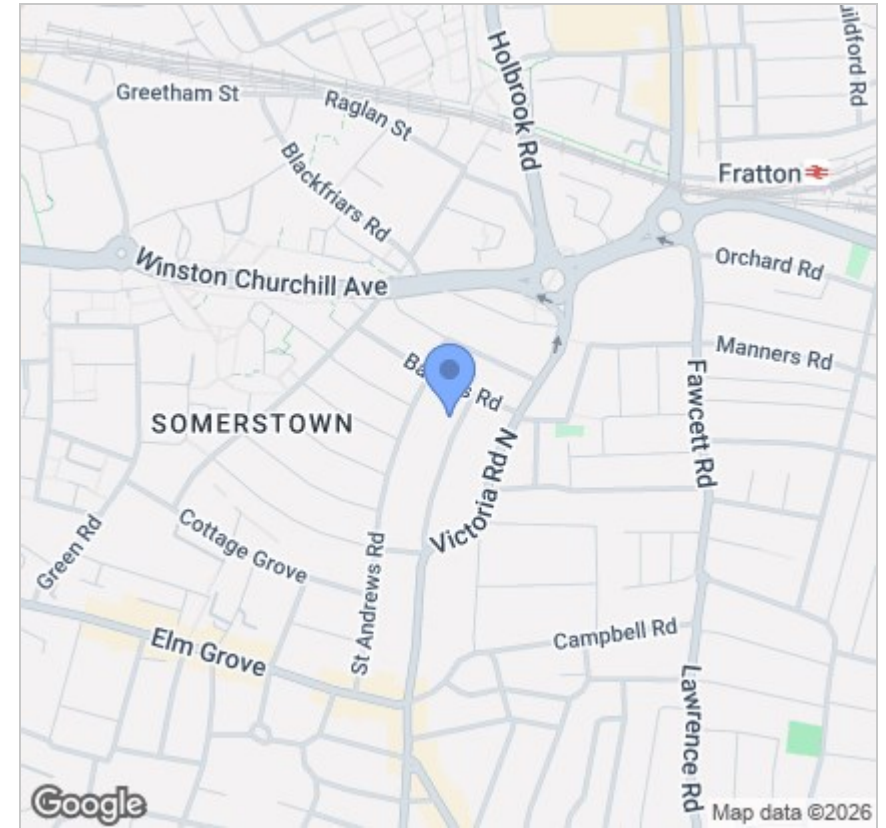
## Floor Plan



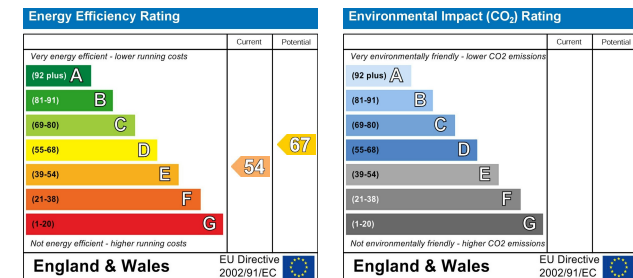
## Viewing

Please contact our Southsea Office on 023 9273 2241 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



Tully & Co  
157-159 Albert Road, Southsea, Portsmouth, Hampshire, PO4 0JW  
023 9273 2241 Email: sales@tullyand.co

Tully's