SOLD BY
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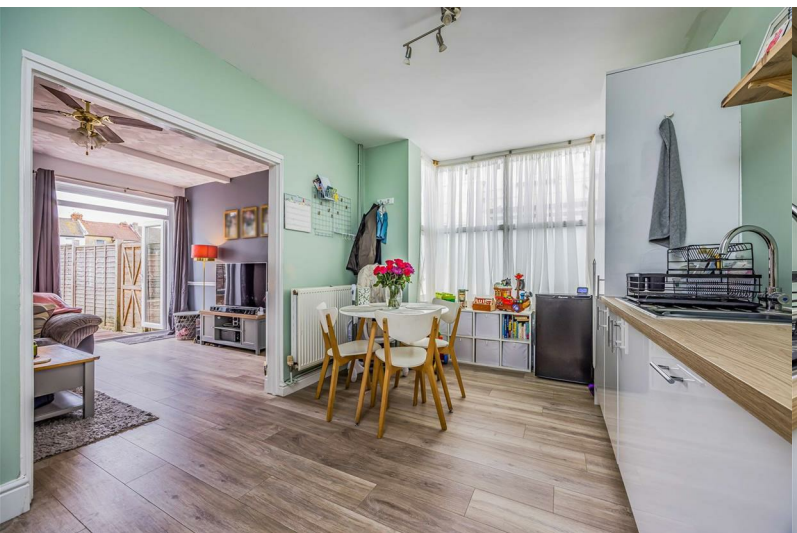


23D Stubbington Avenue

Portsmouth, PO2 0HP

Asking price £190,000

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Situated in a convenient location close to a range of local amenities, shops and everyday essentials, this well presented two bedroom flat offers spacious and versatile accommodation arranged over two floors, together with the added benefit of a private garden and entrance.

Accessed via its own private front door, the property opens into a welcoming ground floor with a generous living room and a newly fitted modern kitchen/dining room. The contemporary kitchen has been thoughtfully designed and is fitted with a comprehensive range of integrated appliances, including an oven, microwave, hob, fridge freezer, dishwasher and washing machine, providing a practical and stylish space for everyday living and entertaining.

The bright and comfortable lounge benefits from double doors opening directly onto the private garden, creating a lovely connection between the indoor and outdoor living spaces. The garden features a patio area, ideal for outdoor seating and entertaining, together with a convenient side entrance, making access particularly practical.

Stairs from the ground floor lead to the first floor, where there are two well-proportioned double bedrooms. Both bedrooms offer comfortable accommodation and provide flexibility for couples, a growing family or those looking for a dedicated home office or guest room.

Completing the first floor is a modern shower room, fitted with a walk in shower, toilet and sink.

The property is ideally placed for access to local shops, amenities and services, making it a practical choice for those seeking convenience alongside comfortable and modern accommodation.

With its two floors, two double bedrooms, newly fitted kitchen, private entrance and private garden, this attractive home offers a combination of modern living and outdoor space, making it an appealing property for a variety of buyers.

Viewings are highly advised, please contact the office to arrange your viewing appointment.

95 years remaining on lease
The service charge is to Dack at £153 per month.
The ground rent is to E&J estate at £300 PA.

- PRIVATE ENTRANCE & GARDEN
- TWO DOUBLE BEDROOMS
- NEWLY FITTED MODERN KITCHEN
- SPLIT ACROSS TWO LEVELS
- WELL PRESENTED THROUGHOUT
- MODERN SHOWER ROOM
- MOVE IN READY
- CLOSE TO LOCAL AMENITIES







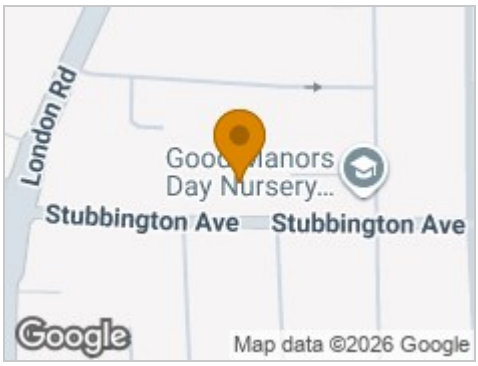








Road Map



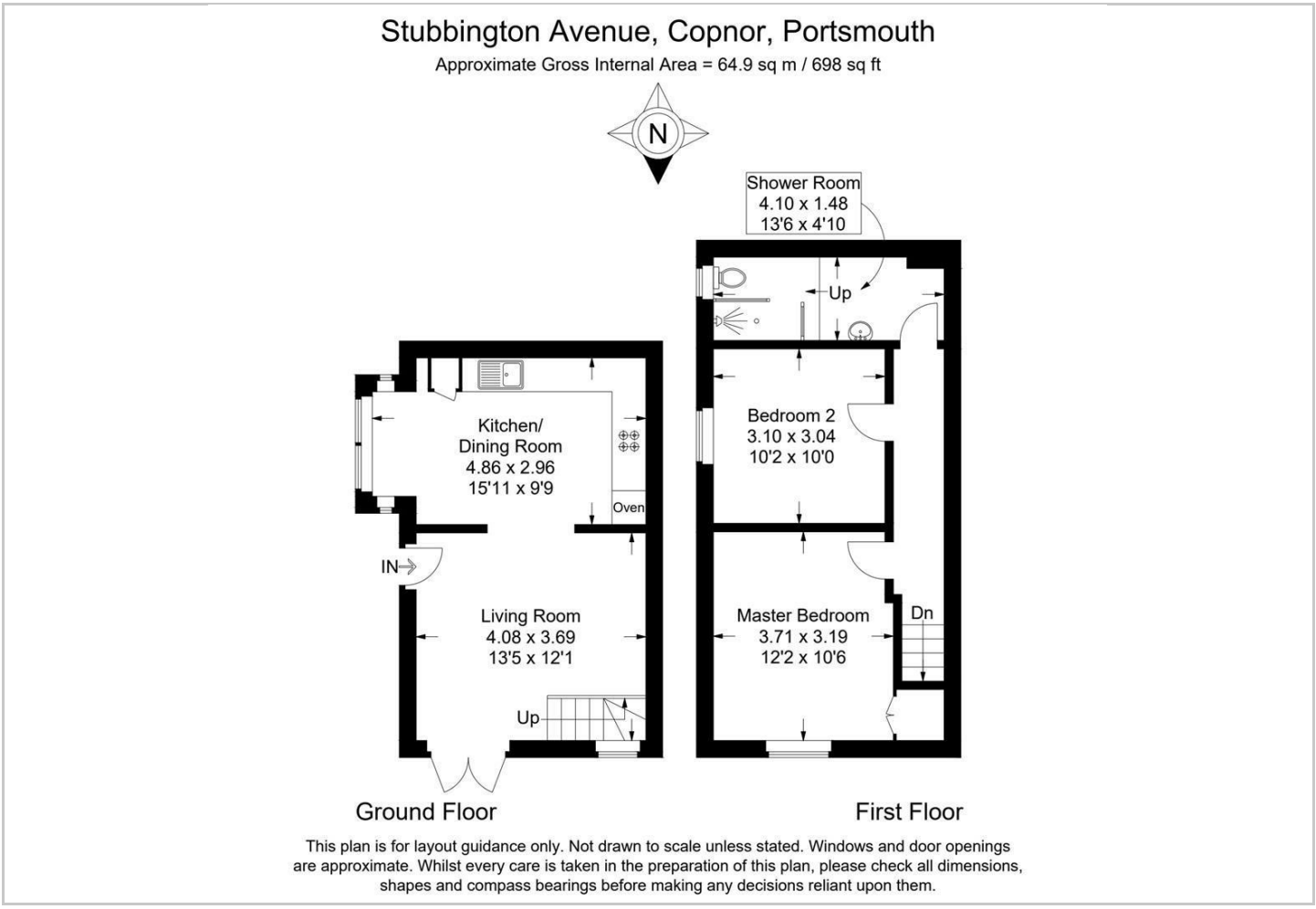
Hybrid Map



Terrain Map



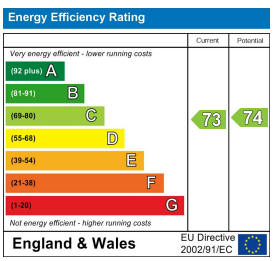
Floor Plan



Viewing

Please contact our Central Office on 02394 217317 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.