



ESTATE AGENTS
**LAWSON
ROSE**



FOR SALE

£260,000

107a Westfield Road,
Southsea, PO4 9ER.

Tenure: Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

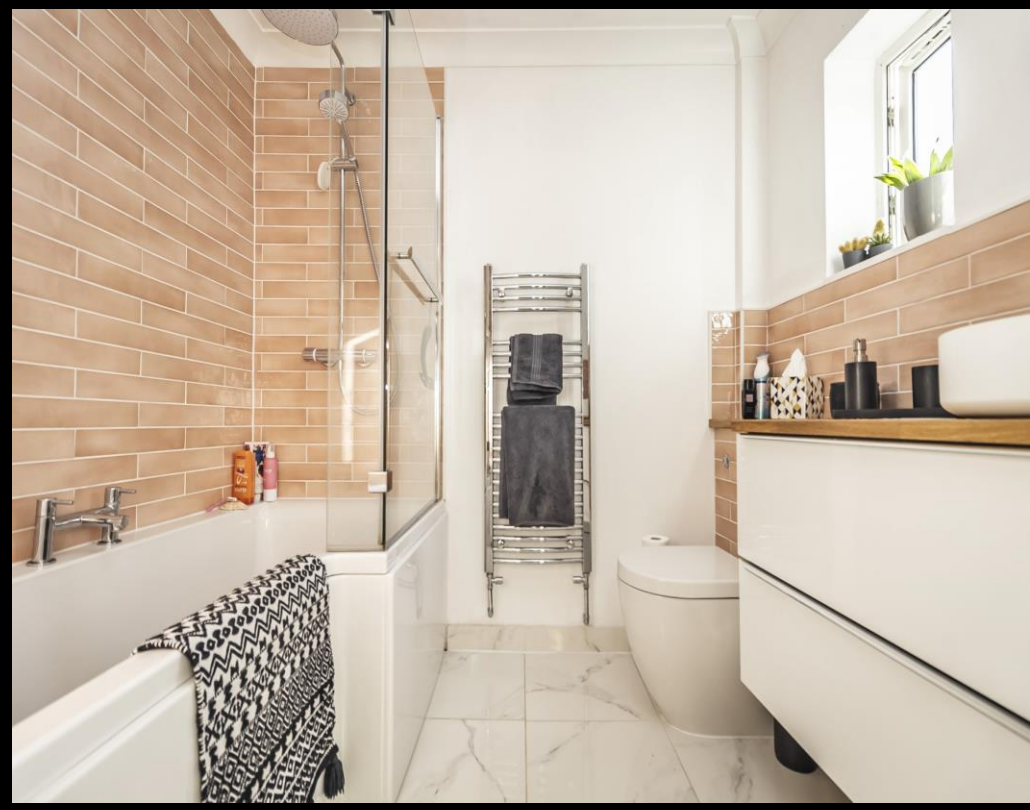
This stylish, two bedroom, end of terrace property is now available to view with Lawson Rose. Located in the popular Westfield Road, Southsea. This fairly unique accommodation provides a large open plan living space with a bright bay window that leads through to the sizeable fitted kitchen/ dining area and the contemporary fitted bathroom suite. The first floor then provides two great sized double bedrooms, one of which has a large built in wardrobe. Additionally the property is double glazed and gas centrally heated, plus outside is an enclosed south facing rear garden. We highly recommend an internal viewing, so for further information or to arrange a time to view, please contact one of our sales team today.

Material Information:

- Construction: Brick built
- Electricity Supply: Alternating Current
- Heating: Gas central Heating
- Water Supply: Mains water supply
- Sewage: Mains sewage
- Broadband: Standard, Superfast Fibre and Gfast fibre are available.
- Mobile: Ofcom Checker shows EE, Three, O2 and Vodafone all have voice and data availability in this area.
- Permit Parking: 1st permit is £30, 2nd permit is £120 and 3rd permit (where available) is £300.
- Council Tax: Portsmouth City Council – Band B
- Flood Risk – Low Risk (Stated on the Gov.uk portal)

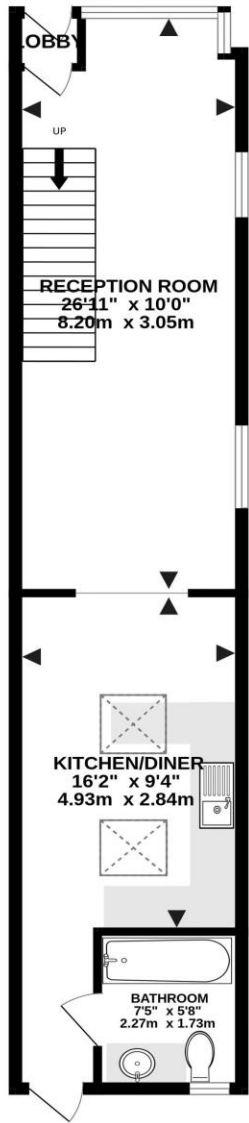


02392 367 779 - contactus@lawsonrose.com
131 Winter Road, Southsea, PO4 8DS

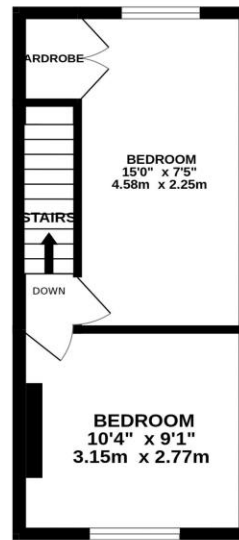




GROUND FLOOR



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.
Made with Metropix ©2024

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	61 D	
39-54	E		
21-38	F		
1-20	G		

Please note that none of the services or appliances have been tested by Lawson Rose Estate Agents.