



FOR SALE

£330,000

84 Edgeware Road,
Southsea, PO4 8PT.

Tenure: Freehold

ESTATE  AGENTS

LAWSON ROSE

PROPERTY DESCRIPTION

This extended, three bedroom, end of terrace property has off road parking and could make for an ideal family home. Situated on the corner of Edgewere Road, Milton, the accommodation provides a spacious hallway with access to ground floor shower room alongside a bright and airy open plan living room. There is a fitted kitchen/ breakfast room to the rear with double doors overlooking the garden, plus the side of the property has been extended, providing additionally space that's currently used for storage. The first floor then provides a fitted bathroom suite alongside three good sized bedrooms. Outside is a low maintenance south facing rear garden with potential for additional off road parking if desired. Additionally the property is double glazed and gas centrally heated throughout, plus there is side pedestrian access to the garden. Given all the property has to offer, we highly recommend arranging an internal viewing. For further enquiries, please contact the Lawson Rose sales office today.

Material Information:

- Construction: Brick Built
- Electricity Supply: Alternating Current
- Heating: Gas Central Heating
- Water Supply: Mains Water Supply On Water Meter
- 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.
- Parking: Off Road Parking To Front Of Property & Potential Parking To Rear
- Council Tax: Portsmouth City Council – Band C
- Flood Risk – Low Risk / Surface Water – Medium Risk (Stated on the Gov.uk portal)

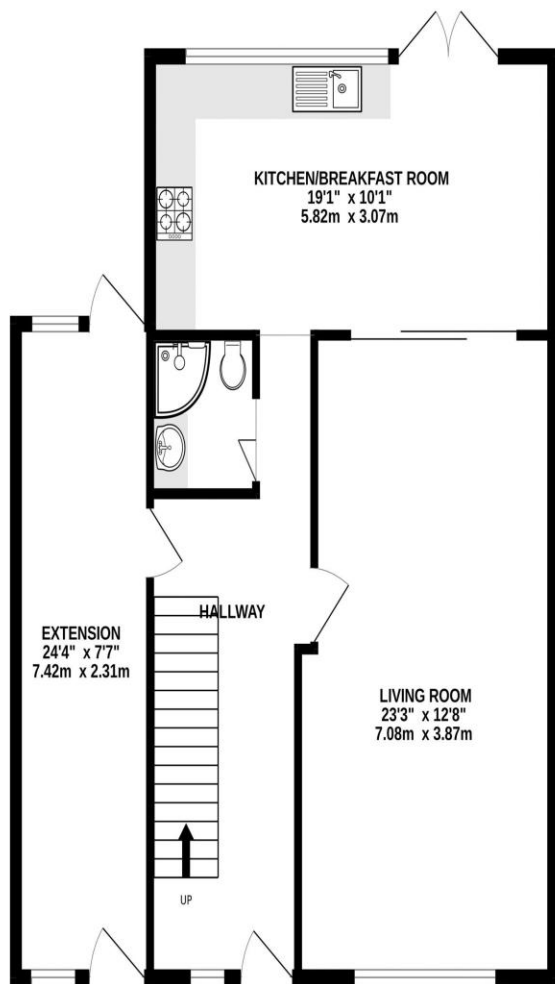


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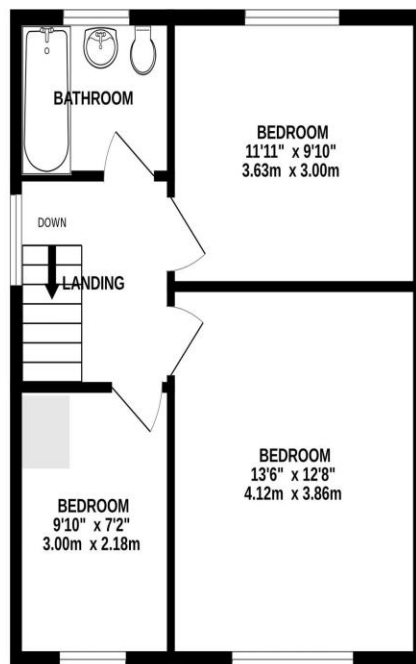




GROUND FLOOR



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