

# BURLINGTON LODGE

SOUTHSEA | HAMPSHIRE | PO5 2BU



£229,950  
Share of Freehold

- Second Floor Apartment With Garage
- Two Double Bedrooms
- Central Southsea Location : Close to Palmerston Road
- Short Walk to Southsea Seafront & Common
- Share Of The Freehold
- 19" Living Room With Square Bay
- Gas Central Heating : Double Glazing
- Early Viewings Are Recommended!



## In Brief

We have the pleasure of marketing for sale this two bedroom second floor apartment located in the heart of central Southsea. Situated a short stroll from Palmerston Road and its many shops, bars, cafes and restaurants. Also a short walk to SOUTHSEA SEAFRONT and common, this location has a lot to offer. Internally the property comprises: Entrance hallway with storage cupboards, LIGHT AND AIRY master bedroom, bedroom 2, modern fitted bathroom, modern fitted kitchen/dining room, SPACIOUS 19ft living room with large square bay. Externally the property boasts a private GARAGE to the rear of the building. Benefitting from SHARE OF FREEHOLD, gas central heating and double glazing early viewings are recommended!

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## KEY FACTS

**TENURE:** Leasehold - Share of Freehold  
**TERM :** 94 yrs remaining  
**SERVICE CHARGES:** circa £2,000.00 per annum  
**GROUND RENT:** NA  
**COUNCIL TAX BAND:** 'B'  
**EPC RATING:** 'C'



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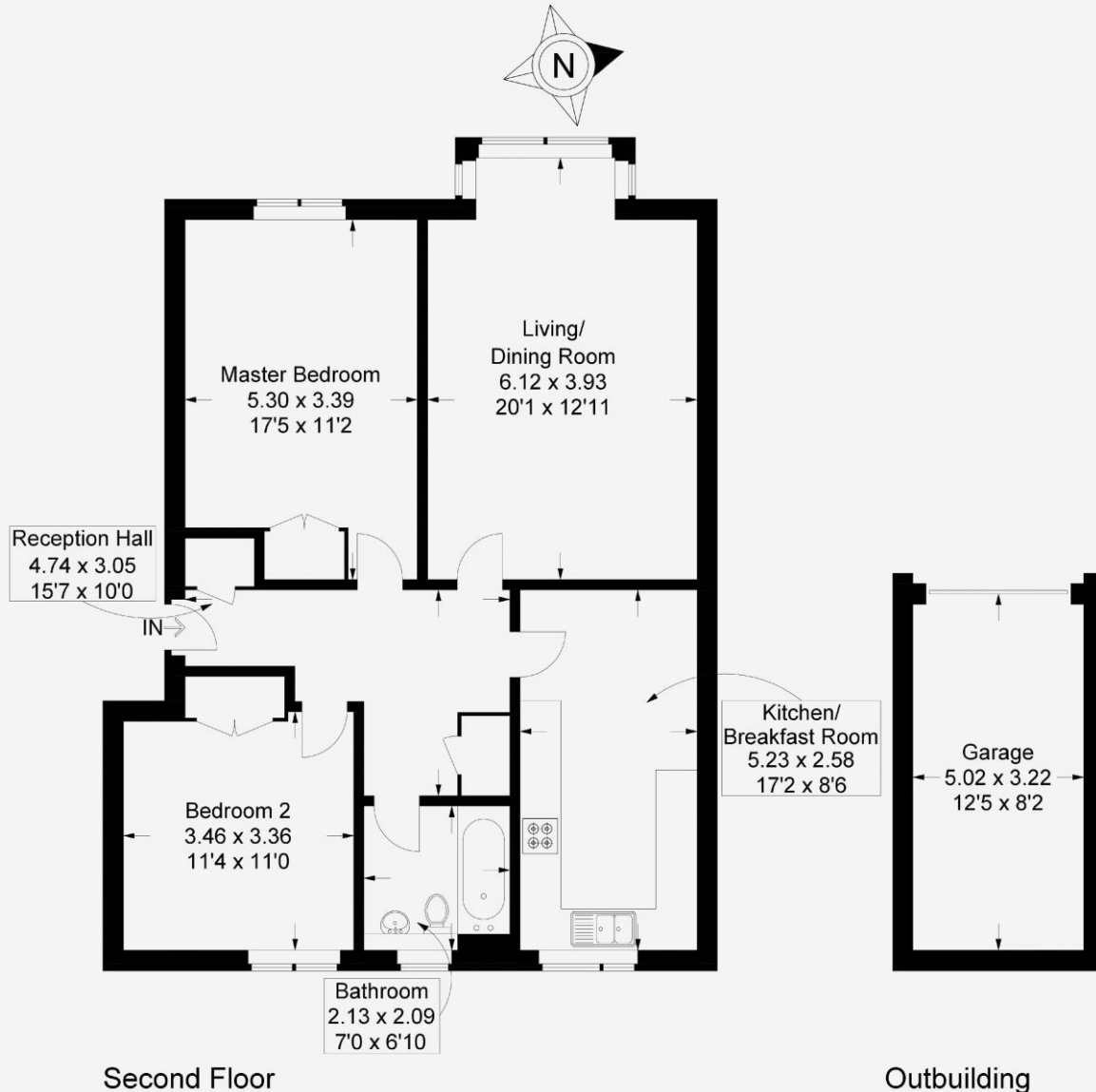


## Burlington Lodge, Victoria Road South, Southsea

Approximate Gross Internal Area = 84.2 sq m / 906 sq ft

Outbuilding = 12.8 sq m / 138 sq ft

Total = 97 sq m / 1044 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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