

# PALMERSTON ROAD

SOUTHSEA | PO5 8RH



**£195,000  
Leasehold**

We have pleasure in marketing for sale this well presented GROUND FLOOR apartment located in the heart of Southsea just around the corner from Palmerston Road shopping precinct, the common, SEAFRONT and the many cafes, bars and restaurants associated with this fashionable area. With parking a premium in this part of the city, the apartment comes with its own allocated PARKING BAY and very useful lock-up store. Once in the immaculately kept communal entrance, the apartment features an open plan living/kitchen complete with INTEGRATED oven, hob, fridge and freezer, two bedrooms and bathroom with separate shower cubicle. With gas central heating and double glazing, we would recommend viewing as soon as possible.

- Well Presented Ground Floor Apartment
- Excellent Central Southsea Location
- Short Walk to Main Shopping Precinct & Seafront
- Two Bedrooms plus Bathroom with Separate Shower
- Open Plan Living Room & Kitchen (Integrated Appliances)
- Gas Central Heating & Double Glazing
- Allocated Parking Bay & Lock-Up Shed
- Early Viewing Strongly Recommended

## KEY FACTS

TENURE: Leasehold

TERM: 150 years from 29/9/1978 (approx. 105 years remaining)

GROUND RENT: £175 pa

SERVICE CHARGE: £1,900 pa

EPC RATING: 'C'

COUNCIL TAX BAND: 'B'

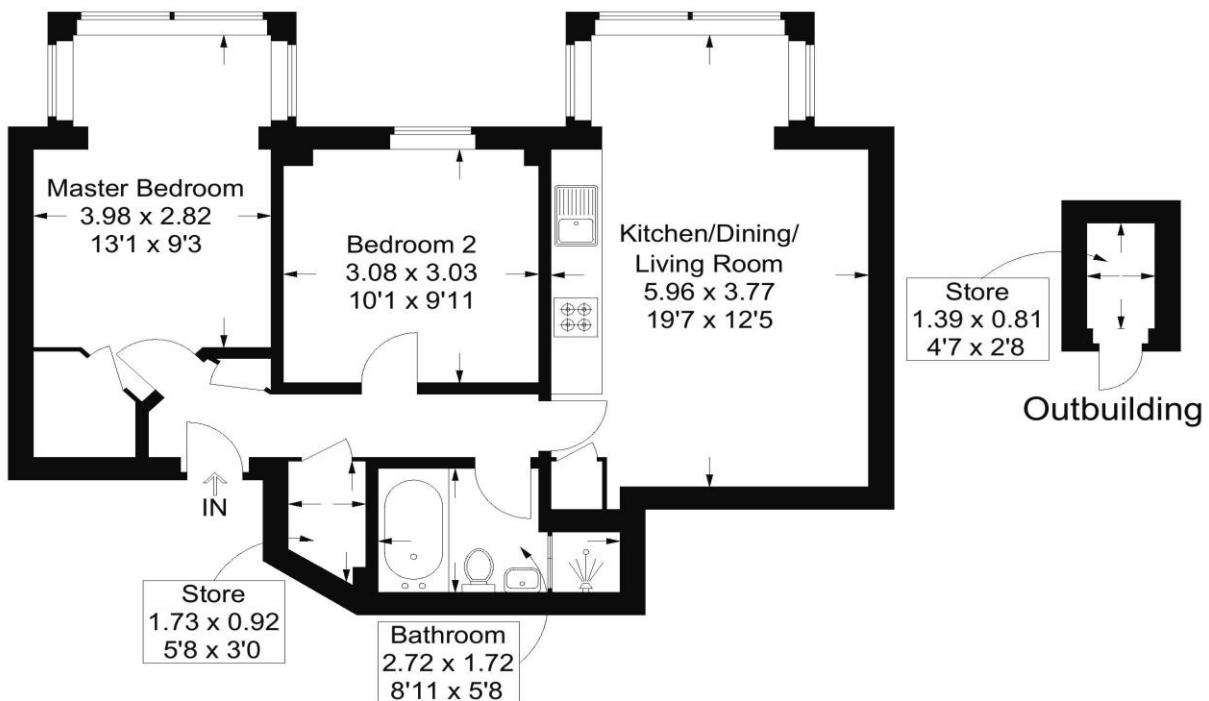


## Palm Court, Palmerston Road, Southsea

Approximate Gross Internal Area = 55.4 sq m / 596 sq ft

Outbuilding = 1.3 sq m / 14 sq ft

Total = 56.7 sq m / 610 sq ft



### Ground Floor

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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