



FOR SALE

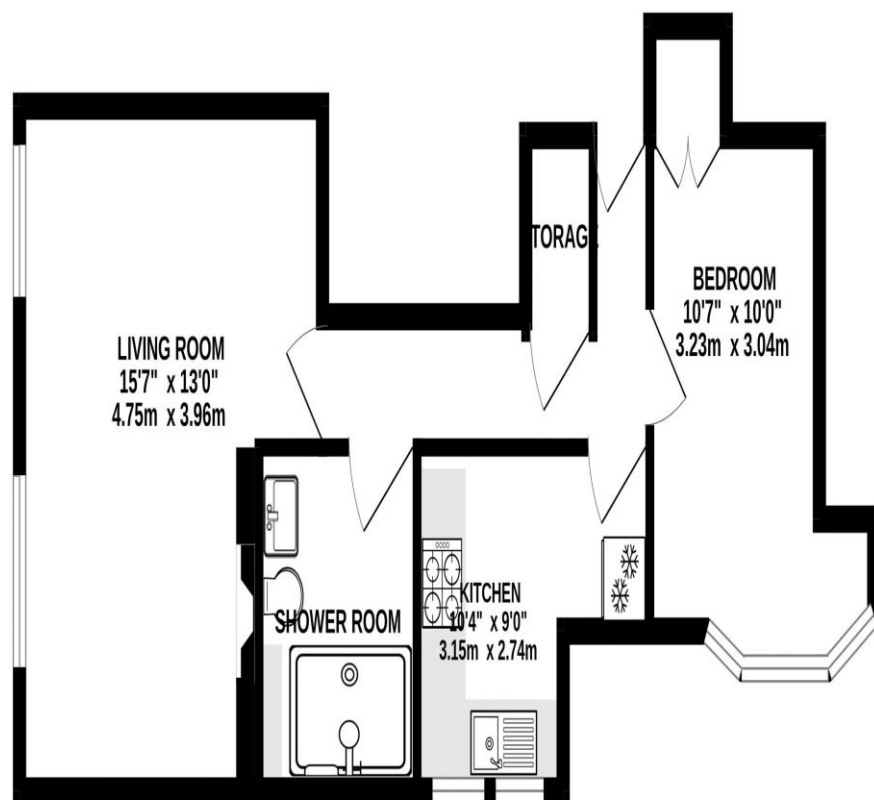
£170,000

Flat 3, Lapthorn Hall 1 Lennox Road South,
Southsea, PO5 2HS.

ESTATE  AGENTS

**LAWSON
ROSE**

GROUND FLOOR



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D		
39-54	E		
21-38	F	33 F	
1-20	G		

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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£170,000

Flat 3, Lapthorn Hall 1 Lennox Road South, Southsea

A brilliant opportunity to acquire this well presented, one bedroom, ground floor apartment within the impressive Lapthorn Hall, moments away from the seafront and promenade. Situated on Lennox Road South, this well presented apartment benefits from an open living space, stylish fitted shower room and kitchen, plus a double bedroom with built in wardrobes. The apartment has plenty of storage space along with the charming original tiled flooring in part of the hallway. Additionally, being in such a central location there is the huge benefit of off road/ allocated parking. We believe this could make for an ideal first time or investment purchase and therefore we highly recommend an internal viewing to appreciate all that's on offer. For further information or to arrange the viewing, please contact The Lawson Rose sales team.

Services

Electricity, gas, mains water and mains drainage are available. Please note that none of the services or appliances have been tested by Lawson Rose.

Council Tax - Band B

Tenure - Leasehold

Management Company: Vectra Freehold Management Ltd

Service Charge: £928.56 P/A

Ground Rent: £25 P/A

Lease Length: 125 Years starting on 25th December 1994



