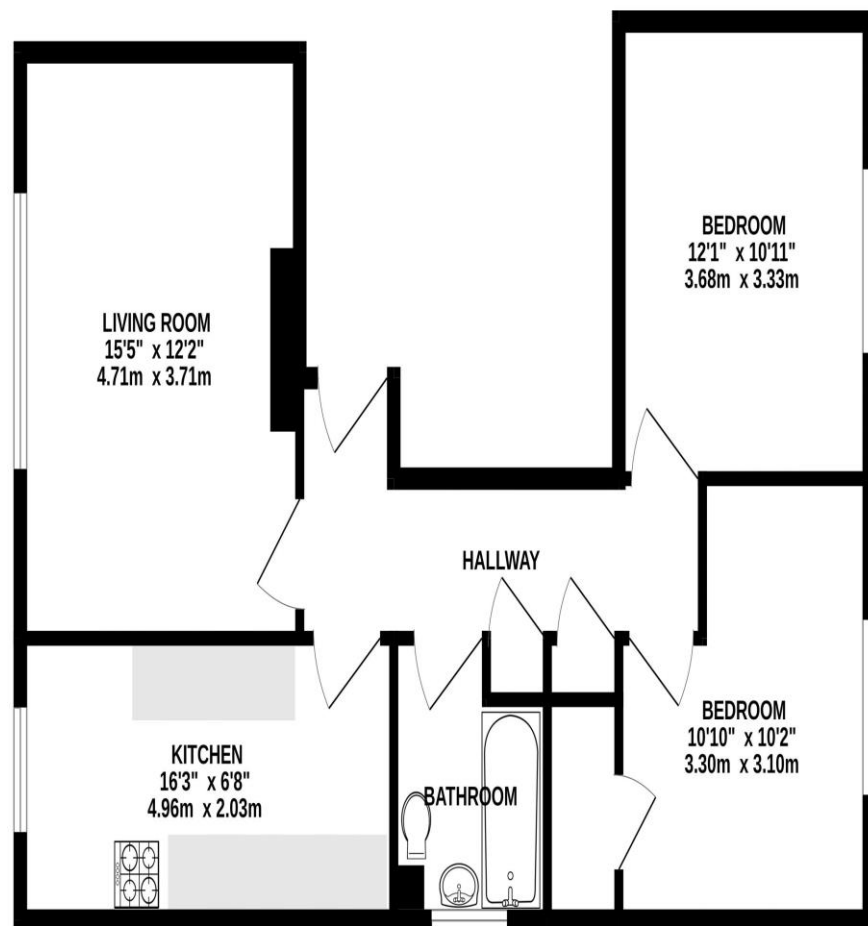




FOR SALE
Guide Price £185,000
26b Victoria Road South,
Southsea, PO5 2BT.

ESTATE AGENTS
**LAWSON
ROSE**

FIRST 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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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	56 D	72 C
39-54	E		
21-38	F		
1-20	G		

Guide Price £185,000

26b Victoria Road South, Southsea

No Forward Chain! This two bedroom, first floor apartment in central Southsea is moments away from Albert and Marmion Road and could make for an ideal first time or perhaps investment purchase. Although in need of some general modernisation, this well-proportioned property could be ideal for someone looking to put their 'own stamp' on a home as it provides a spacious living room, fitted kitchen/breakfast room and bathroom suite plus two great sized double bedrooms. Additionally the property is double glazed and gas centrally heated, there is plenty of storage space both in and outside the property with two store's in the communal areas, along with a garden and rear pedestrian access to the block. For further information or to enquire on viewing arrangements, please do give our sales team a call who will be happy to assist.

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 A

Tenure - Leasehold

Management Agent: Portsmouth City Council

Lease Length: 125 Years from June 1982

Service Charge & Ground Rent: £149.95 P/M



