

# STATION ROAD

DRAYTON | PORTSMOUTH | PO6 1PJ



£399,995  
**FREEHOLD**

- Detached Chalet Style Bungalow
- Three Bedrooms
- Off Road Parking
- Close To Local Amenities
- Private Rear Garden
- Separate Utility Area and Shower Room
- Sought After Drayton Location
- No Forward Chain



## In Brief

This DETACHED three bedroom chalet style bungalow is situated in a popular Drayton location, a short walk from local amenities and bus stops.

The property is being sold with NO FORWARD CHAIN and in brief the accommodation comprises; entrance hallway, bedroom, living room with stairs leading to the first floor, fitted kitchen plus separate utility area and downstairs shower room. To the rear of the bungalow is a generous extension adding a versatile space to the home. On the first floor there are a further two good sized bedrooms complete with eaves storage.

To the front of the property there is a block paved driveway providing ample parking with gated side access the rear. The garden offers a good degree of privacy and is mainly laid to lawn with mature shrubs and trees.

We anticipate interest to be high, contact us to arrange a viewing so to not miss out on this wonderful property.

**£399,995**

## KEY FACTS

Council Tax Band - C

EPC Rating - D

Approximate Internal Area = 1068 Sq Ft







**fry&kent**  
the property people

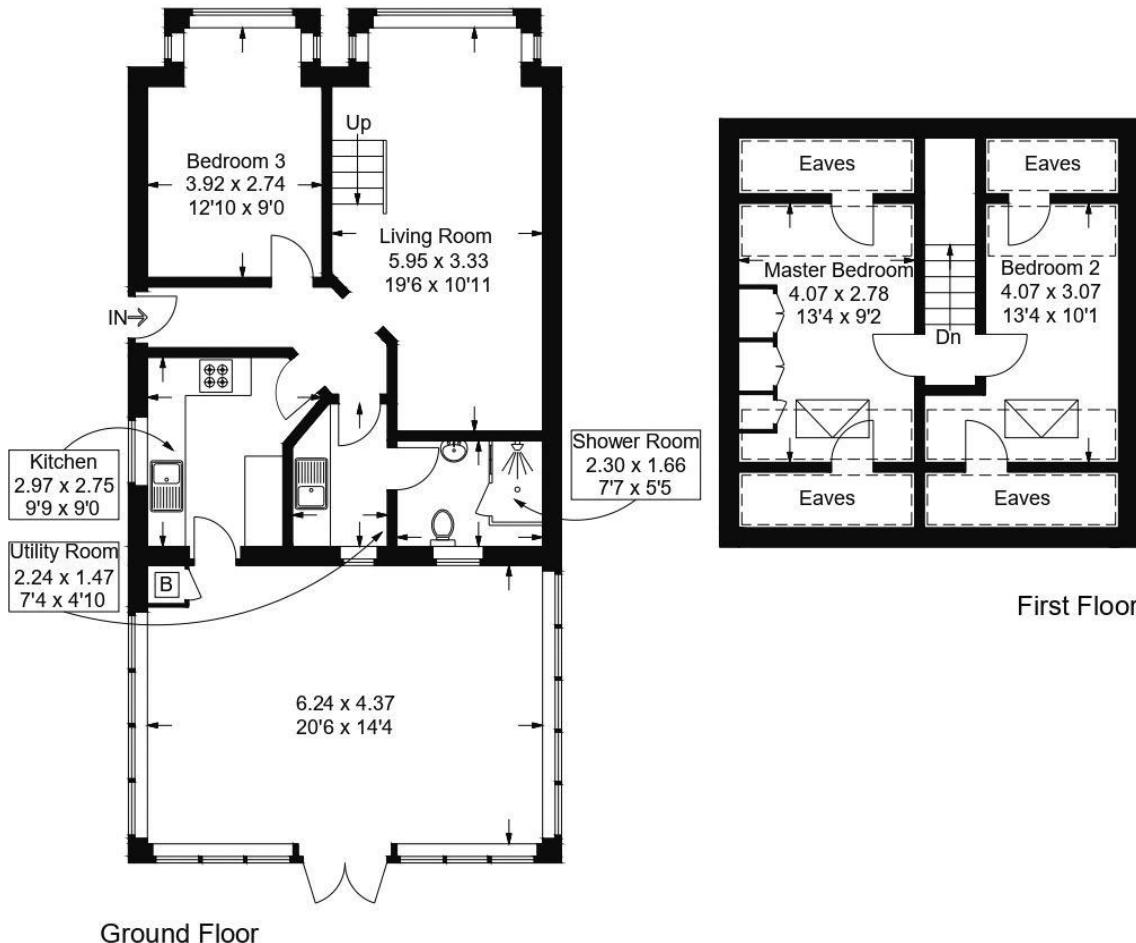
## Station Road, Drayton

Approximate Gross Internal Area = 99.2 sq m / 1068 sq ft

(Excluding Reduced Headroom / Eaves)

Reduced Headroom = 16.1 sq m / 173 sq ft

Total = 115.3 sq m / 1241 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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