

# HASLEMERE ROAD

SOUTHSEA | HAMPSHIRE | PO4 8AZ



£380,000

Freehold

- Outstanding Bay & Forecourt Family House
- Beautiful Fitted Kitchen & Separate Utility Room
- Highly Requested Location Close to Amenities
- Gas Heating & Double Glazing Throughout
- Three Double Bedrooms : Two Receptions
- Private Westerly Garden with Hot Tub
- Basement Room with Adjoining Shower Room
- Early Viewing Strongly Advised





## In Brief

Fry & Kent has pleasure in marketing for sale this **OUTSTANDING** single bay and forecourt family home situated in a requested location within a short walk of the many amenities associated with this area including shops, schools, recreational parkland and main line railway station.

**ENHANCED** by its attractive white window shutters and a very deceptive layout of over 1,300 sq.ft (125 sq.m), the property is presented in **BEAUTIFUL** decorative order throughout and features a **VERSATILE** basement room with modern shower room. On the ground floor you will find two reception rooms, the living room with a log-burner and a dining room with door leading to a westerly facing rear garden complete with Hot Tub and gate access. There is also an **IMPRESSIVE** fitted kitchen/breakfast room with useful lean-to and door to a separate utility/cloak room. On the first floor there are three beautifully appointed **DOUBLE** bedrooms plus a family bathroom.

With gas central heating and double glazing throughout, we would strongly recommend your earliest inspection.

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## KEY FACTS

**TENURE:** Freehold

**EPC RATING:** 'F'

**COUNCIL TAX BAND:** 'B'



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## Haslemere Road, Southsea

Approximate Gross Internal Area = 125.8 sq m / 1354 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.

Southsea  
Sales & Lettings  
7/9 Stanley Street,  
Southsea, PO5 2DS  
Tel: 023 9281 5221

Old Portsmouth & Gunwharf Quays  
Sales & Lettings  
The Seagull, 13 Broad Street,  
Old Portsmouth, PO1 2JD  
Tel: 023 9281 5221

Drayton & Out of Town  
Sales & Lettings  
139 Havant Road,  
Drayton, PO6 2AA  
Tel: 023 9221 0101

London  
Sales & Lettings  
Mayfair Office, Cashel House,  
15 Thayer Street, W1U 3JT  
Tel: 0870 112 7099

Southsea  
Admin Centre  
12 Marnion Road,  
Southsea, PO5 2BA  
Tel: 023 9282 2300

[www.fryandkent.com](http://www.fryandkent.com)