



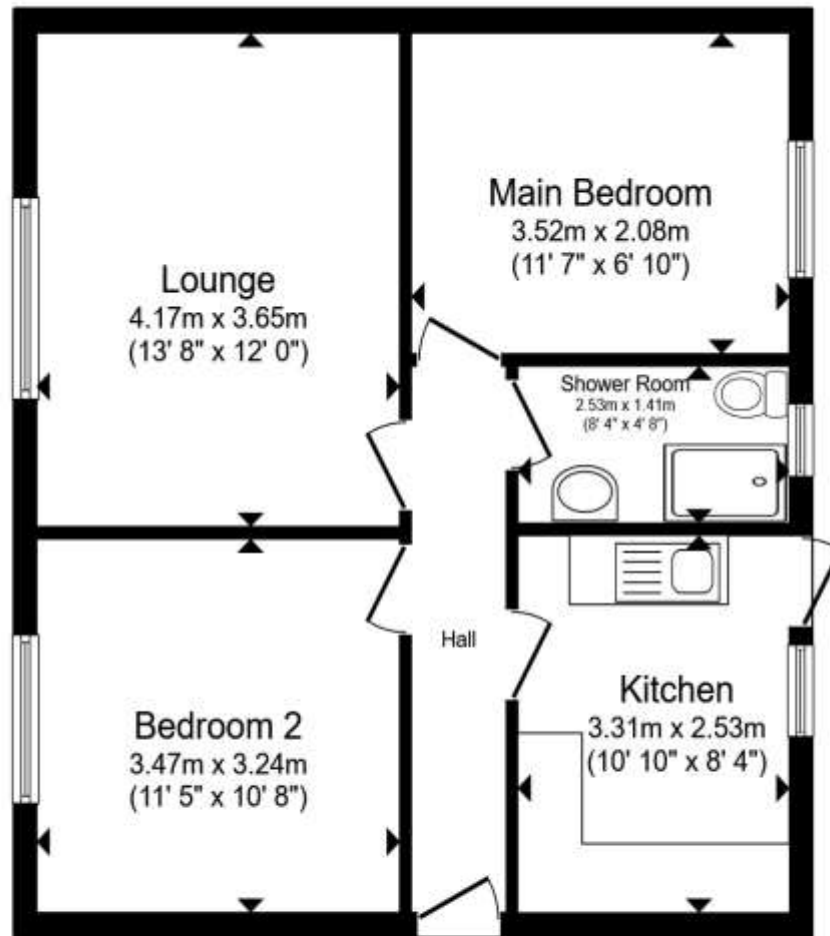
**Shadwell Court Winstanley Road, Portsmouth PO2 8JU**

**welcome to**

**Shadwell Court Winstanley Road, Portsmouth**

Two bedroom first floor flat located in Shadwell Court, showing great potential through out and would make a great first time buy or investment





### Lounge

13' 8" x 12' ( 4.17m x 3.66m )

### Bedroom 1

11' 7" x 6' 10" ( 3.53m x 2.08m )

### Bedroom 2

11' 5" x 10' 8" ( 3.48m x 3.25m )

### Kitchen

10' 10" x 8' 4" ( 3.30m x 2.54m )

### Shower Room

Total floor area 53.3 m<sup>2</sup> (574 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



welcome to

## Shadwell Court Winstanley Road, Portsmouth

- 2 BEDROOMS
- FIRST FLOOR FLAT
- COMMUNAL YARD
- SEPERATE KITCHEN TO LIVING SPACE
- GREAT FIRST TIME BUY

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: A Service Charge: 839.00

Ground Rent: 50.00

This is a Leasehold property with details as follows; Term of Lease 215 years from 25 Sep 1973. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Please note the marker reflects the  
postcode not the actual property

view this property online [fox-and-sons.co.uk/Property/POR111845](https://fox-and-sons.co.uk/Property/POR111845)



Property Ref:  
POR111845 - 0004

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