

Lot 79

117 Essex Road, Southsea,
Hampshire, PO4 8DH

By order of a major
housing association



All enquiries Ref: Thomas Mason



■ **Freehold four floor mid terrace house requiring updating/modernisation**

Location:

The property is situated on Essex Road close to its junction with Clovelly Road. Public transport links are well provided with Fratton Railway Station within close proximity, together with a network of local bus services serving the surrounding vicinity. An extensive range of shopping amenities can be found locally as well as recreational pursuits including Bransbury and Milton Parks, and activities along the beach and sea front.

Accommodation:

Second floor: Two rooms
First floor: Three bedrooms, bathroom/WC
Ground floor: Reception room, dining room, kitchen
Basement: One room
Outside: Front and rear garden

EPC rating: D

Council Tax Band: D

Note:

All services are disconnected and it is the buyers responsibility following completion to have the services re-connected by correctly qualified engineers. No warranties or guarantees are given as to the condition of the heating system or any services, the buyer must rely on their own inspection and enquiries.

To view:

Strictly by arrangement with the auctioneers. Please see important advice for viewers on page 19 of this catalogue.

