£425,000

Wheatstone Road, Southsea PO4 0LJ

bernards
THE ESTATE AGENTS

4 1 2

HIGHLIGHTS

- 3 STOREY FAMILY HOME
- 4 BEDROOMS
- 4 PIECE BATHROOM SUITE
- EXTENDED ACCOMMODATION
- OPEN PLAN KITCHEN / FAMIL AREA
- BI-FOLDS INTO GARDEN
- GENEROUS SIZE LOUNGE
- IDEAL FAMILY HOME
- BAY AND FORECOURT
- CALL TO VIEW

** FABULOUS FAMILY HOME OVER THREE FLOORS IN POPULAR SOUTHSEA LOCATION **

We are delighted to offer for sale this exceptional family home in popular Wheatstone Road. With accommodation laid out over 3 floors, this home offers an abundance of space with a fabulous layout that can be enjoyed by growing and established families.

As you step inside, you are greeted by a wonderful size lounge that offers a great room for large furniture and still plenty of living space with the added benefit of a log burner offering a focal point for the room. The kitchen family area is undoubtedly the heart of the home and the owner have created a quite wonderful social space where you will spend most of your time. There are bi-fold doors that spill into the south facing garden only adding to the appeal.

The 4 bedrooms can be found over the top two floors of the home, with 3 on the first floor with a WC, and a further Master bedroom at the 2nd floor, complete with impressive 4 piece bathroom suite.

The location is great with it being centrally located to all the local highlights. Albert Road is close by for the essentials or a bite to eat in one of the local businesses, whilst the seafront is a short walk away to enjoy the promenade and common. A wonderful opportunity that must be viewed to be appreciated.

Call today to arrange a viewing
02392 864 974
www.bernardsea.co.uk

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PROPERTY INFORMATION

GROUND FLOOR

LOUNGE / DINER
26'10" x 12'11" (8.18m" x 3.94m")

KITCHEN
14'3" x 12'2" (4.34m" x 3.71m")

BREAKFAST / FAMILY ROOM
12'3" x 9'4" (3.73m" x 2.84m")

WC

FIRST FLOOR

BEDROOM 2
12'11" x 11'10" (3.94m" x 3.61m")

BEDROOM 3
12'0" x 9'7" (3.66m" x 2.92m")

BEDROOM 4
8'5" x 8'3" (2.57m" x 2.51m")

WC

2ND FLOOR

BEDROOM 1
17'10" x 12'0" (5.44m" x 3.66m")

4 PIECE BATHROOM
10'8" x 7'8" (3.25m" x 2.34m")

Anti-Money Laundering (AML)
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

Council Tax Band B
Band B

Offer Check Procedure -
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

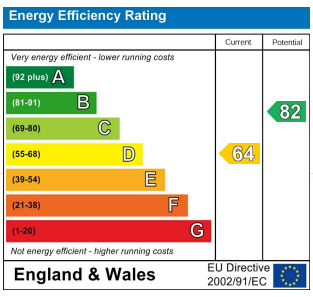
Property Tenure
Freehold

Removal Quotes
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

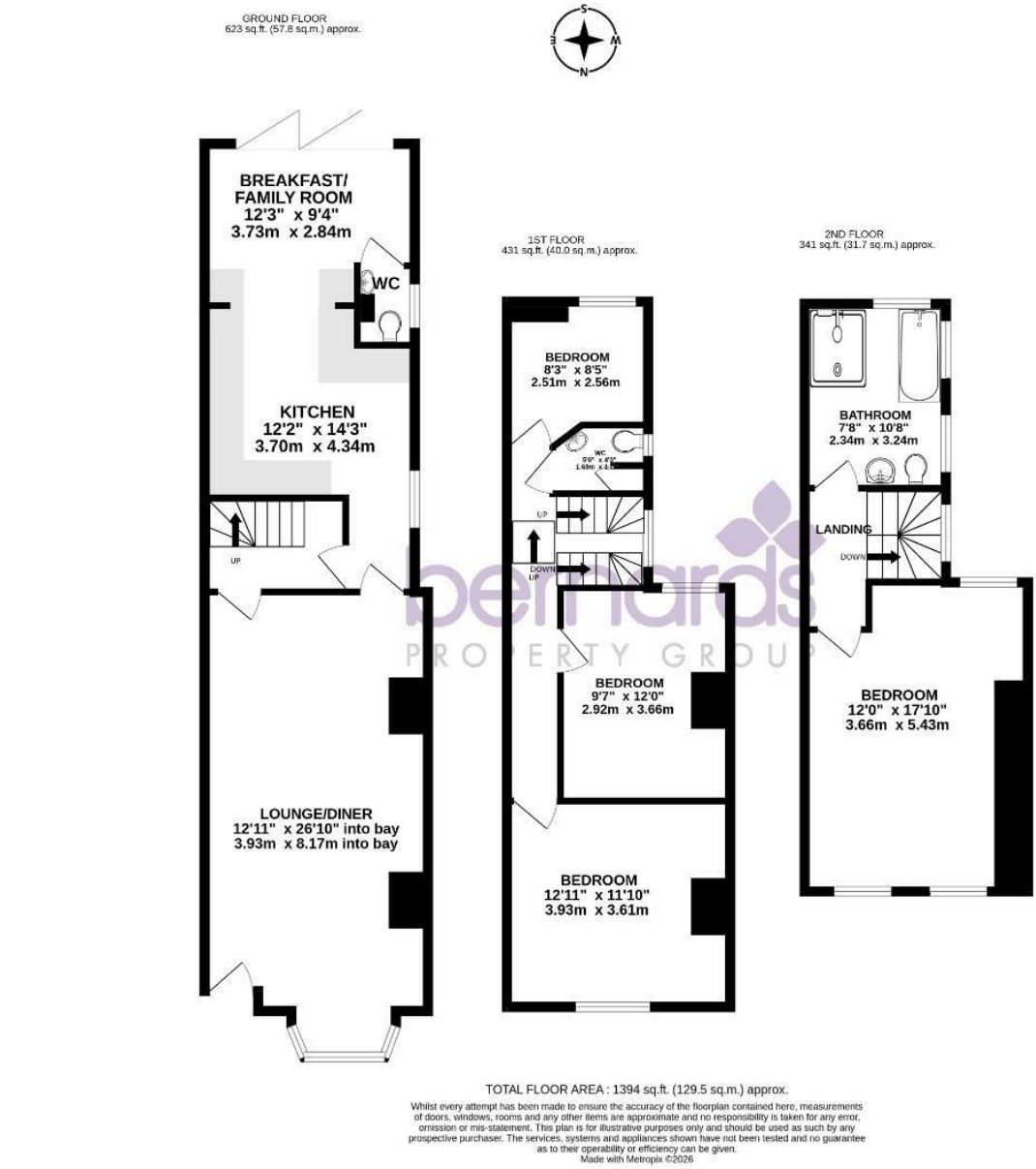
Solicitor
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

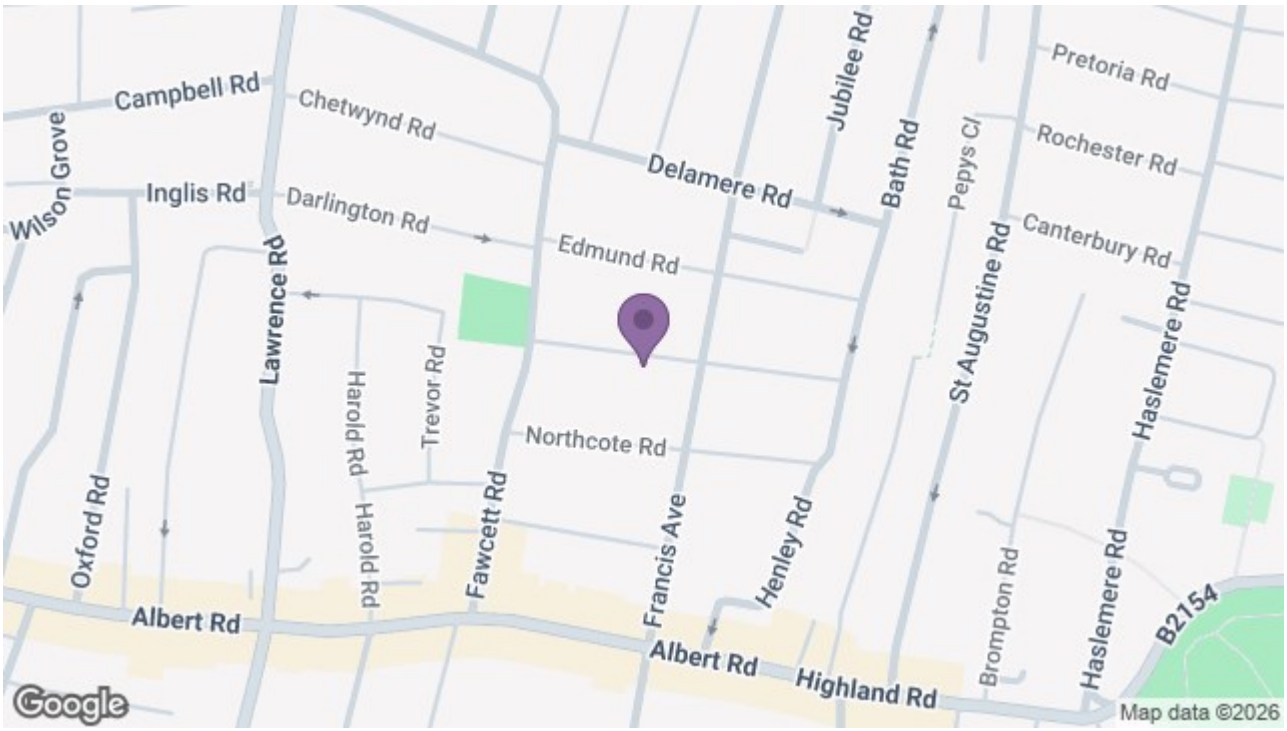
Bernards Mortgage & Protection
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!



Scan here to see all our properties for sale and rent





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