

Offers In Excess Of £450,000

Chelsea Road, Southsea PO5 1NJ

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ STUNNING SOUTHSEA HOME
- ❖ SET OVER 4 FLOORS
- ❖ PERIOD FEATURES AND CHARM
- ❖ NO ONWARD CHAIN
- ❖ OPEN PLAN KITCHEN DINER
- ❖ 2 BATHROOMS
- ❖ 3 BEDROOMS
- ❖ PRIME LOCATION
- ❖ BEAUTIFUL FINISH
- ❖ CALL TO VIEW

**** STUNNING TOWNHOUSE IN CENTRAL SOUTHSEA BURSTING WITH CHARM ****

We are absolutely thrilled to offer for sale this exceptional home in Chelsea Road. Set within a requested conservation area renowned for its period charm and community feel, the homeowners have created a quite wonderful home that comes with the benefit of no onward chain and is a prime example of a 'turn key' property.

There are two entrances at the front of the home with the lower entrance giving access to a fabulous recently fitted kitchen, complete with quartz worktops. This opens into a spacious diner that also has new modern flooring. A cosy lounge can be found on the ground floor with a bedroom and lovely shower room also on hand. Wooden shutters are fitted throughout and two wood burning stoves

add to the charm and appeal.

On the first floor you will find an eye catching family bathroom with full size freestanding bath and generous bedroom. The previous loft space has been converted to create a space that can be used as a 3rd bedroom. or home office / study. Outside you will find a good size private garden sanctuary with a raised courtyard and pergola

The location is hugely popular with it being exceptionally well connected, within easy reach of Albert Road, Elm Grove, Palmerston Road, Osborne Road, the seafront, University, local schools, Old Portsmouth and the mainline train station. The area also benefits from residents permit parking.

Call today to arrange a viewing

02392 864 974

www.bernardsea.co.uk





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PROPERTY INFORMATION

LOWER GROUND FLOOR

DINING ROOM

13'6" x 12'7" (4.11m" x 3.84m")

KITCHEN

13'6" x 10'10" (4.11m" x 3.30m")

UTILITY

5'0" x 3'9" (1.52m" x 1.14m")

GROUND FLOOR

LIVING ROOM

13'11" x 12'11" (4.24m" x 3.94m")

BEDROOM 2

11'3" x 10'6" (3.43m" x 3.20m")

SHOWER ROOM

6'7" x 5'1" (2.01m" x 1.55m")

FIRST FLOOR

BEDROOM 1

13'2" x 11'2" (4.01m" x 3.40m")

BATHROOM

11'0" x 8'0" (3.35m" x 2.44m")

SECOND FLOOR

HOME OFFICE / BEDROOM 3

12'3" x 10'8" (3.73m" x 3.25m")

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 C

BAND C

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 procedability 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!



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		70	80
England & Wales		EU Directive 2002/91/EC	



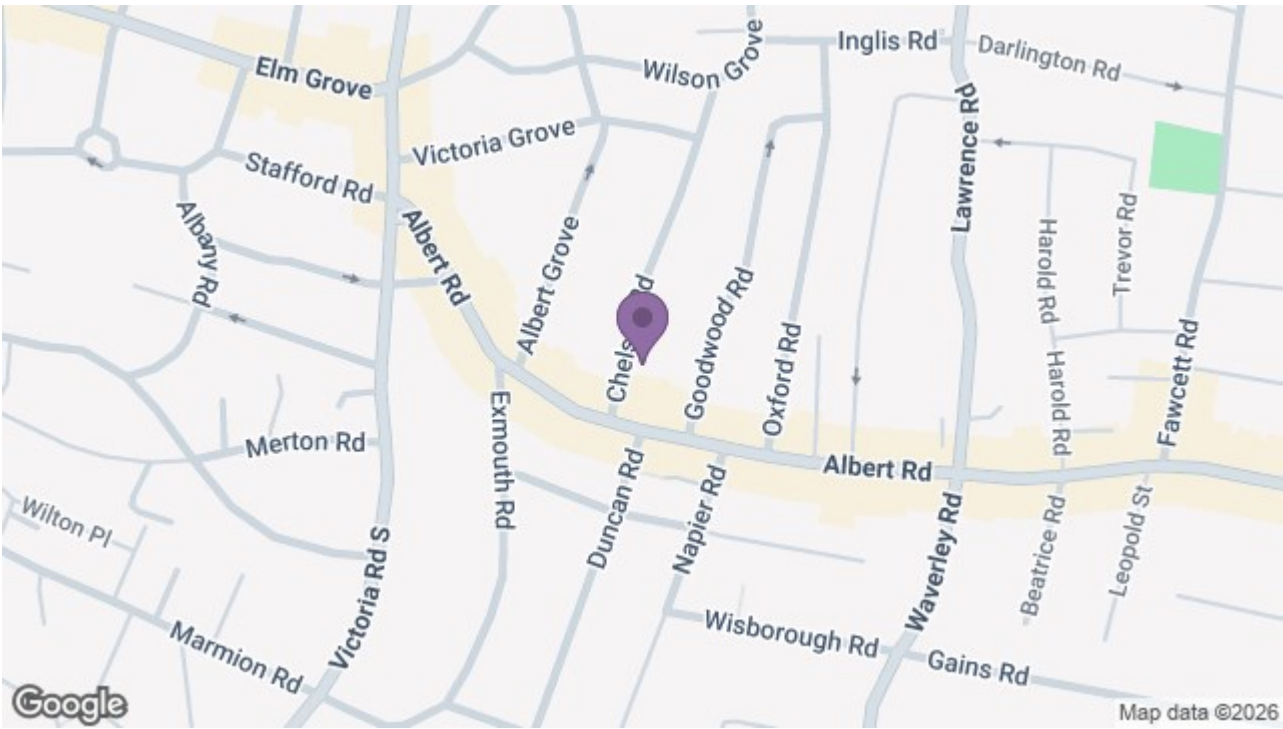
Chelsea Road, Southsea, PO5

Approximate Area = 1310 sq ft / 121.7 sq m
 Limited Use Area(s) = 156 sq ft / 14.4 sq m
 Total = 1466 sq ft / 136.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nctechcom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1400252



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