£1,450 Per Calendar Month

Isambard Brunel Road, Portsmouth
PO1 2RX



HIGHLIGHTS

- TWO BEDROOM APARTMENT
- CITY CENTER LOCATION
- NEXT TO TRAIN STATION
- CLOSE TO SHOPPING CENTER
- SURROUNDED BY BARS, SHOPS & EATERIES
- FULLY FURNISHED TO A HIGH STANDARD
- AVAILABLE FROM JANUARY 2027
- COMMUNAL WIFI AVAILABLE
- CALL TO VIEW NOW

Nestled in the heart of Portsmouth, this charming two-bedroom flat conversion on Isambard Brunel Road offers a perfect blend of modern living and convenience. Spanning an inviting 495 square feet, this property is fully furnished to a high specification, ensuring a comfortable and stylish home for its new occupants.

The flat features a well-appointed reception room, ideal for relaxation or entertaining guests. The two bedrooms provide ample space for rest, while the bathroom is designed with contemporary fittings to meet your everyday needs.

One of the standout features of this property is its prime city centre location. Residents will enjoy easy access to local amenities, shops, and restaurants, making it an ideal choice for those who appreciate urban living. Additionally, the proximity to the train station ensures excellent transport links, perfect for commuters or those wishing to explore the wider area.

Available from occupancy in January, this flat presents a fantastic opportunity for anyone seeking a well-located, fully furnished home in Portsmouth. Don't miss your chance to make this delightful apartment your own.

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











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PROPERTY INFORMATION

Council Tax Band A

Tenant Fees Act 2019

As well as paying the rent, you may also be required to make the following permitted payments.

For properties in England, the Tenant Fees Act 2019 means that in addition to rent, lettings agents can only charge tenants (or anyone acting on the tenant's behalf) the following permitted payments:

· Holding deposits (a maximum of 1 week's rent);
· Deposits (a maximum deposit of 5 weeks' rent for annual rent below £50,000, or 6 weeks' rent for annual rental of £50,000 and above);
· Payments to change a tenancy agreement eg. change of sharer (capped at £50 or, if higher, any reasonable costs);
· Payments associated with early termination of a tenancy (capped at the landlord's loss or the agent's reasonably incurred costs);
· Where required, utilities (electricity, gas or other fuel, water, sewerage), communication services (telephone, internet, cable/satellite television), TV licence;
· Council tax (payable to the billing authority);
· Interest payments for the late payment of rent (up to 3% above Bank of England's annual percentage rate);
· Reasonable costs for replacement of lost keys or other security devices;
· Contractual damages in the event of the tenant's default of a tenancy agreement; and
· Any other permitted payments under the Tenant Fees Act 2019 and regulations applicable at the relevant time.

Right to Rent

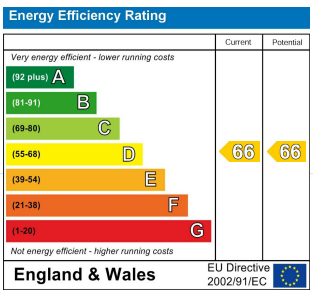
Each applicant will be subject to the right to rent checks. This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right to rent checks. This will be carried out at referencing stage. Please speak to a member of staff for acceptable Identification.





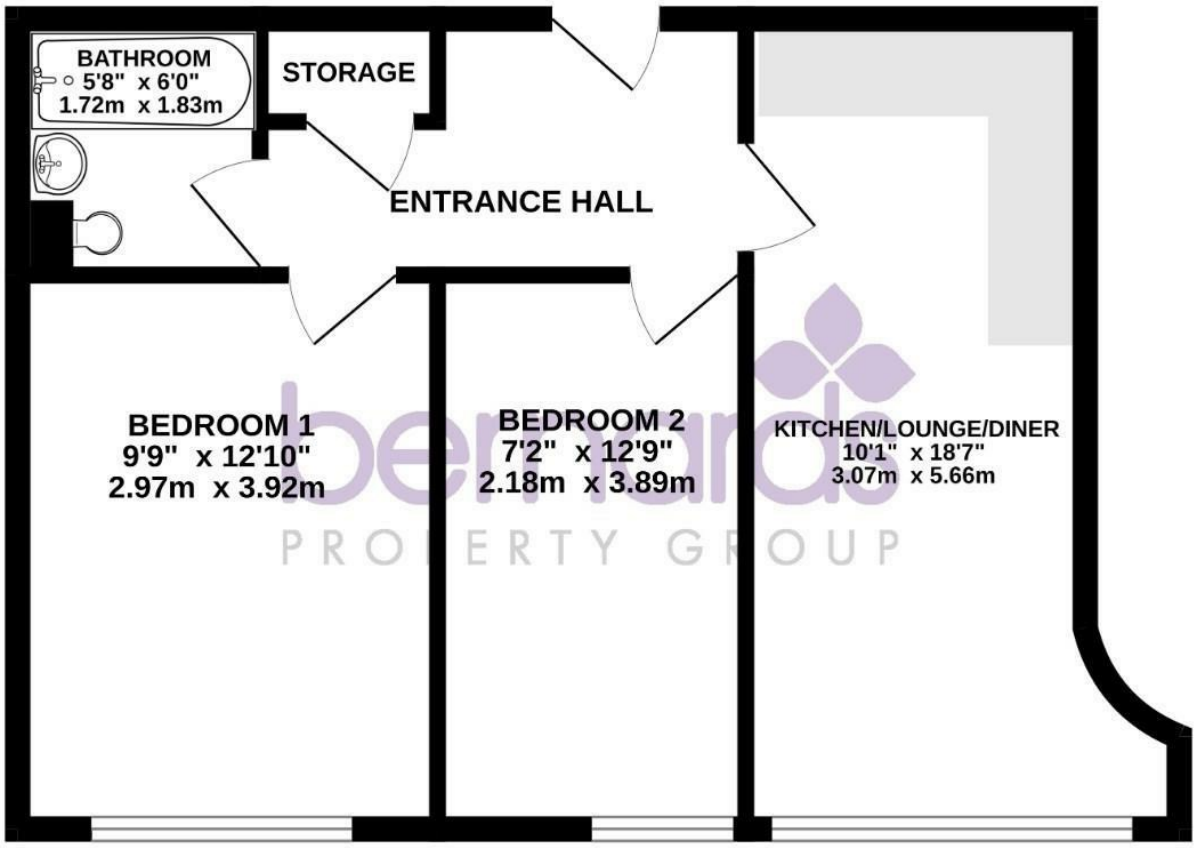






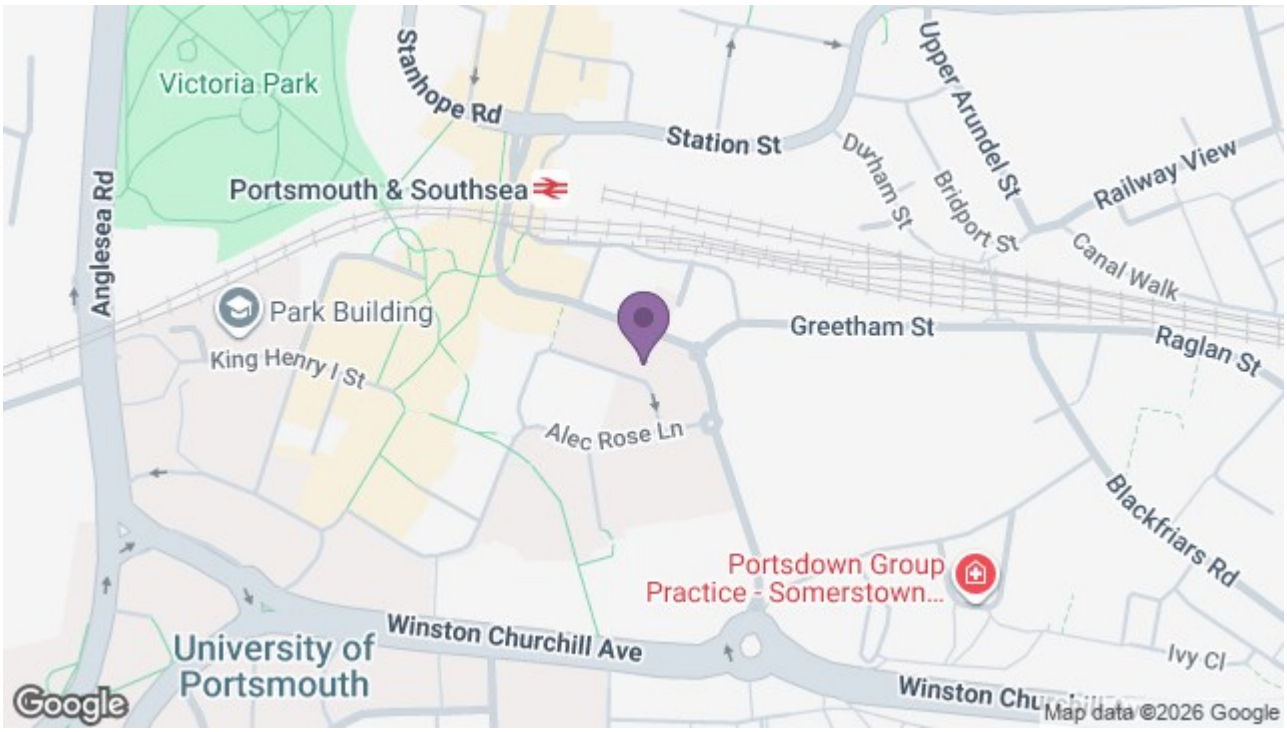
Scan here to see all our properties for sale and rent

1ST FLOOR
472 sq.ft. (43.8 sq.m.) approx.



TOTAL FLOOR AREA : 472 sq.ft. (43.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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