

£190,000

Outram Road, Hants PO5 1QZ

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ HALL FLOOR FLAT
- ❖ ALLOCATED PARKING
- ❖ CHAIN FREE
- ❖ ONE BEDROOM
- ❖ LARGE LOUNGE
- ❖ CENTRAL LOCATION
- ❖ IDEAL FIRST TIME BUY
- ❖ INVESTMENT OPPORTUNITY
- ❖ SPACIOUS PROPERTY
- ❖ CALL TO VIEW

** HALL FLOOR FLAT WITH ALLOCATED PARKING **

We are delighted to offer to market this very spacious apartment situated in Outram Road. Offering good size rooms and available chain free, this wonderful property would fit the bill as a first time purchase, buy to let investment or the next step up the property ladder.

The moment you step inside you'll be taken aback by the size of the rooms. The 21 foot lounge is an exceptional space and

offers plenty of room for sofas and a dining table. The bedroom is generous and will accommodate a double bed and furniture. The kitchen is well appointed and the bathroom completes the set.

The location is very popular with it being close to Victoria Road South / North and offering great routes to the seafront and out of town. Albert Road is also a short distance away for when you want to grab a meal out or socialise with friends. The property comes with an allocated parking space as well so this really is a home that has to be viewed at the earliest opportunity.

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





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PROPERTY INFORMATION

LIVING / DINING ROOM
21'1" x 13'10" (6.43 x 4.24)

BEDROOM
11'10" x 10'11" (3.61 x 3.35)

KITCHEN
9'4" x 7'8" (2.87 x 2.36)

BATHROOM
10'9" x 3'8" (3.28 x 1.14)

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

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!

Council Tax Band A
Portsmouth City Council: BAND A

Leasehold Information
Lease Length: 91 Years Ground Rent: £200.00 Service Charge: £1,200.00
Please note that Bernard's Estate Agents have not checked or verified the lease terms or the service charge/ground rent costs. The information provided above has

been provided to us from the Seller. Your solicitor will check all of the above during the conveyancing process and you should only rely on information provided by them when making the final decision as to whether to buy any leasehold property.

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.

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.



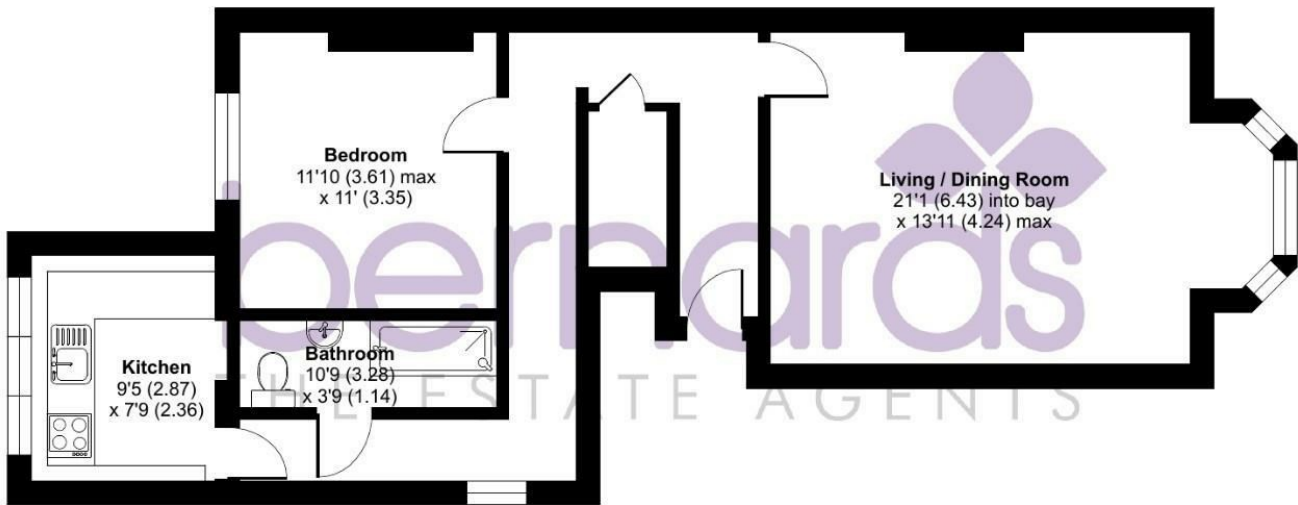
| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92-plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| 75 | 80 | |
| England & Wales | | |
| EU Directive 2002/91/EC | | |



Outram Road, Southsea, PO5

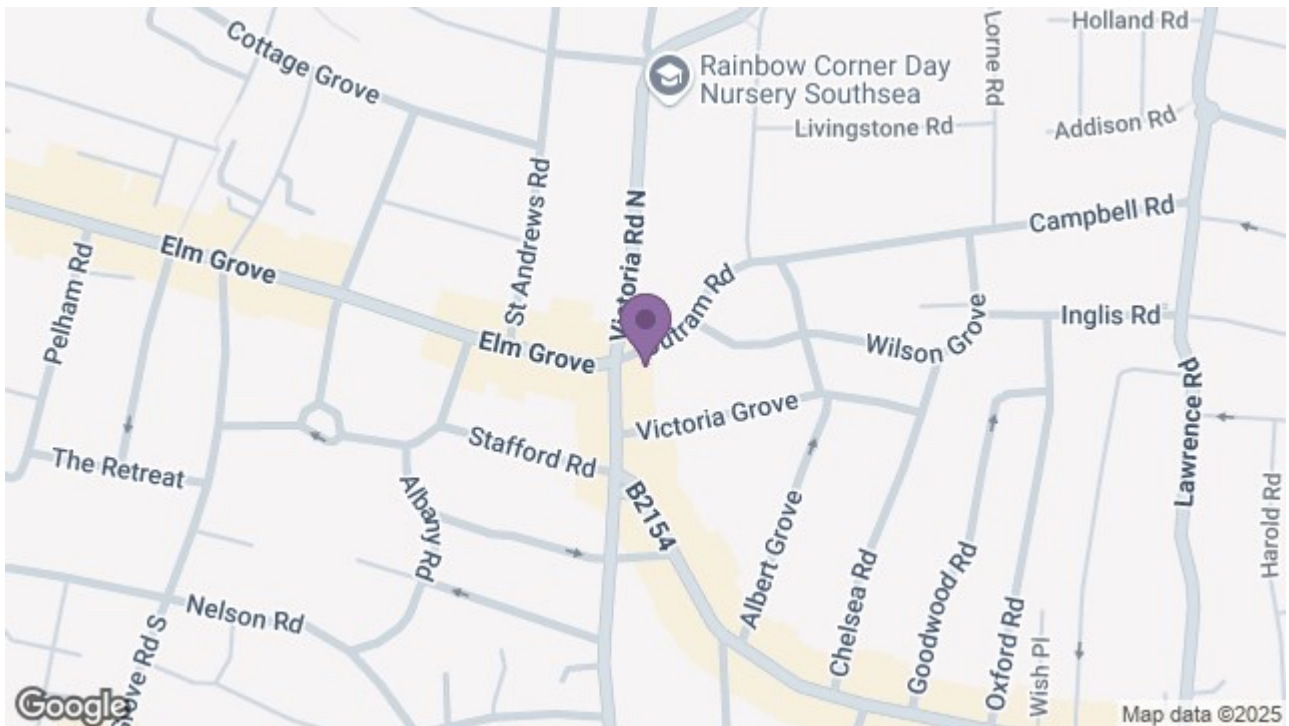
Approximate Area = 710 sq ft / 65.9 sq m

For identification only - Not to scale



GROUND FLOOR

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1326799



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