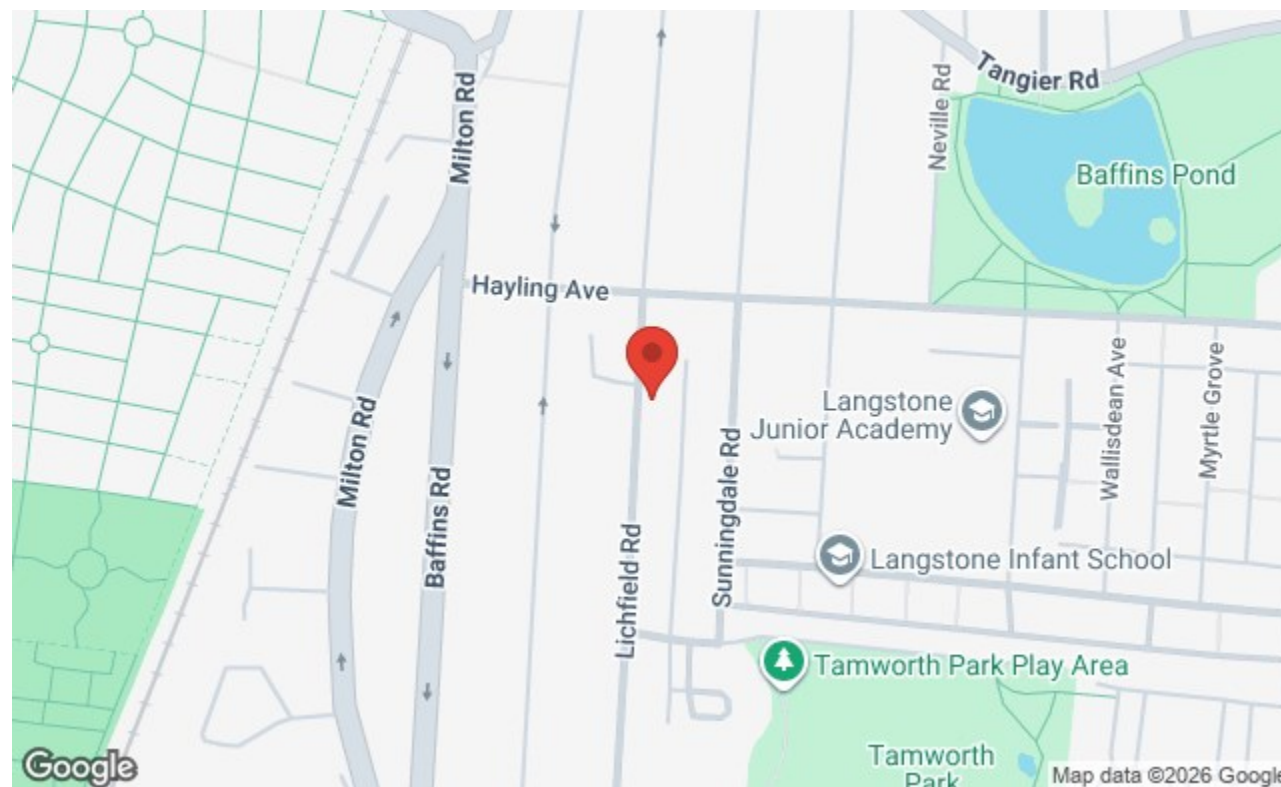


Lichfield Road, Portsmouth, PO3

Approximate Area = 1146 sq ft / 106.4 sq m
Garage = 212 sq ft / 19.6 sq m
Total = 1358 sq ft / 126 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). © nichicom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1409037



129 London Road, Portsmouth, Hampshire, PO2 9AA
t: 02392 728090



Guide Price £375,000

Lichfield Road, Portsmouth PO3 6DD

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THE ESTATE AGENTS



HIGHLIGHTS

- ❖ DETACHED HOUSE
- ❖ FOUR BEDROOMS
- ❖ SPACIOUS FAMILY HOME
- ❖ MODERN KITCHEN/DINER
- ❖ TWO BATHROOMS
- ❖ TWO RECEPTION ROOMS
- ❖ DESIRABLE LOCATION
- ❖ CLOSE TO LOCAL SHOPS
- ❖ SCHOOLS AND COLLEGE NEARBY
- GARAGE TO REAR

Nestled in the desirable area of Lichfield Road, Portsmouth, this splendid detached family home offers an exceptional living experience. With four generously sized bedrooms, this property is perfect for families seeking both space and comfort. The two reception rooms provide ample room for relaxation and entertaining, making it easy to host gatherings or enjoy quiet evenings at home.

The house boasts two well-appointed bathrooms, ensuring convenience for all family members. The spacious layout allows for a seamless flow throughout the home, creating an inviting atmosphere that is both functional and stylish.

One of the standout features of this property is the garage located to the rear, providing secure parking and additional storage options. The sought-after location enhances the appeal, with local amenities, schools, and parks within easy reach, making it an ideal choice for families.

This detached home is not just a property; it is a place where memories can be made. With its combination of space, comfort, and a prime location, it presents a wonderful opportunity for those looking to settle in a vibrant community. Do not miss the chance to make this charming house your new home.

Call today to arrange a viewing
02392 728090
www.bernardsestates.co.uk



PROPERTY INFORMATION

ENTRANCE HALL
LIVING ROOM
13'1" x 10'3" (4.00 x 3.14)

SECOND RECEPTION ROOM
13'6" x 11'10" (4.13 x 3.62)

KITCHEN/DINER
13'11" x 8'11" (4.25 x 2.72)

GARDEN

GARAGE
14'11" x 14'2" (4.55 x 4.32)

FIRST FLOOR

BEDROOM ONE
13'8" x 13'4" (4.17 x 4.08)

BEDROOM FOUR
8'7" x 7'2" (2.62 x 2.19)

FAMILY BATHROOM
7'11" x 5'11" (2.43 x 1.81)

SECOND FLOOR

BEDROOM TWO
13'7" x 6'9" (4.15 x 2.08)

BEDROOM THREE
12'0" x 8'0" (3.68 x 2.44)

W/C
6'0" x 4'3" (1.85 x 1.32)

PORTSMOUTH COUNCIL TAX
The local authority is Portsmouth City Council.

BAND : C

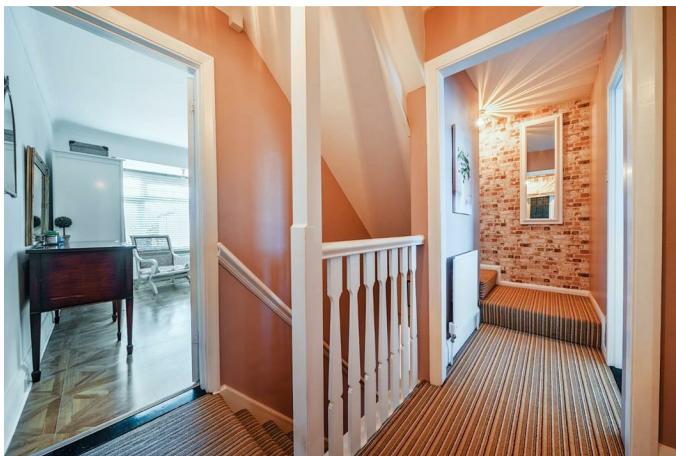
MORTGAGE ADVISOR
We offer financial services here at Bernards. If you would like to review your current Agreement In Principle or are yet to source a lender, we have a number of experienced Financial Advisors who will be happy to help.

CONVEYANCING
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 conveyance 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.

OFFER CHECK PROCEDURE
If you are considering making an offer for this or any other property Bernards Estate Agents are marketing, please make contact with your local office so we can verify/check your financial/Mortgage situation.

ANTI-MONEY LAUNDERING
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



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			
EU Directive 2002/91/EC			
England & Wales			



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