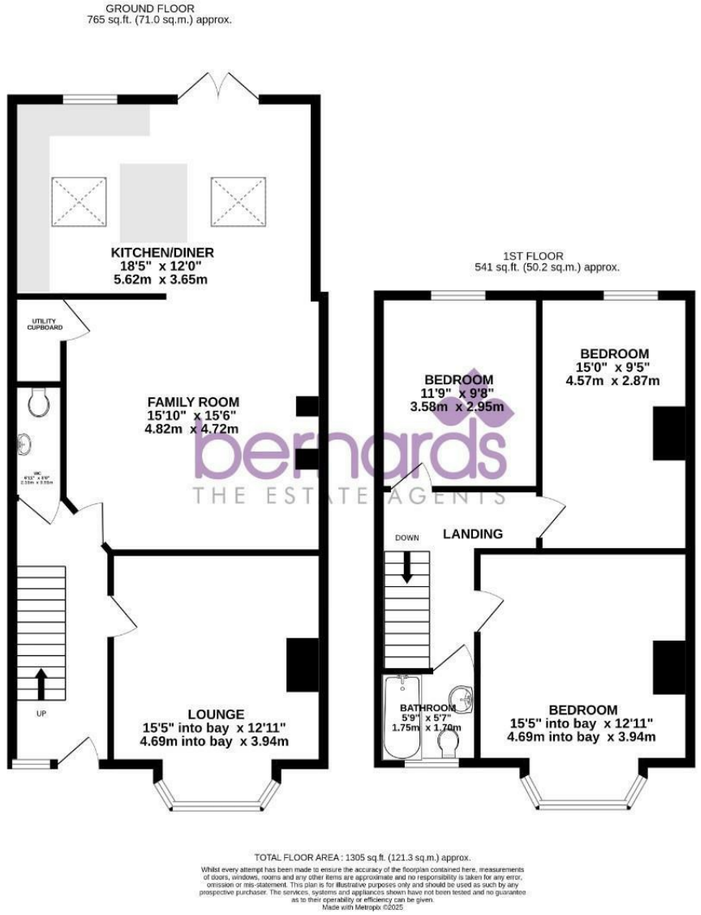
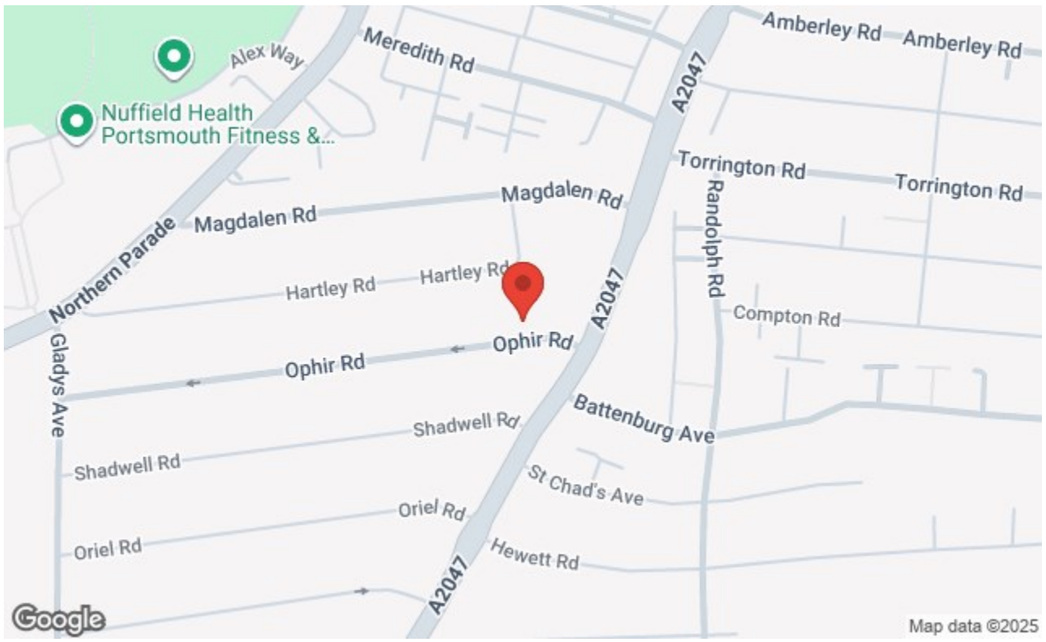




129 London Road, Portsmouth, Hampshire, PO2 9AA
t: 02392 728090

FOR SALE

£350,000

Ophir Road, Portsmouth PO2 9EN

bernards
THE ESTATE AGENTS

3 1 2

HIGHLIGHTS

- DOUBLE BAY & FORECOURT
- MID TERRACED FAMILY HOME
- THREE DOUBLE BEDROOMS
- GARAGE TO REAR
- MODERN THROUGHOUT
- OPEN PLANNED KITCHEN/DINER
- FANTASTIC FAMILY HOME
- CLOSE TO PUBLIC TRANSPORT LINKS
- WALKING DISTANCE TO SHOPS
- CALL NOW TO ARRANGE YOUR VIEWING

THREE BEDROOM VICTORIAN HOUSE WITH A GARAGE

Nestled on the charming Ophir Road in Portsmouth, this delightful house offers a perfect blend of space and modern living. With its attractive double bay and forecourt, the property presents a warm welcome from the moment you arrive. Inside, you will find two generously sized reception rooms, ideal for both relaxation and entertaining guests. The open plan kitchen and dining area create a sociable atmosphere, perfect for family gatherings or casual meals.

The house boasts three spacious double bedrooms, providing ample room for family or guests. Each bedroom is designed to offer comfort and privacy, making it an ideal retreat at the end of the day. The well-appointed bathroom caters to all your needs, ensuring convenience for the household.

Additionally, the property features rear access and a garage, providing practical solutions for storage and parking. This home is not only a wonderful living space but also offers the potential for personalisation to suit your lifestyle.

Situated in a desirable area of Portsmouth, this property is close to local amenities, schools, and transport links, making it an excellent choice for families and professionals alike. With its appealing features and prime location, this house is a fantastic opportunity for those seeking a new home in this vibrant city. Don't miss the chance to make it yours.

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

PROPERTY INFORMATION

ENTRANCE HALL

LOUNGE
15'4" x 12'11" (4.69 x 3.94)

DOWNSTAIRS WC

FAMILY ROOM
15'9" x 15'5" (4.82 x 4.72)

KITCHEN/DINER
18'5" x 11'11" (5.62 x 3.65)

GARDEN

GARAGE

FIRST FLOOR

BEDROOM ONE
15'4" x 12'11" (4.69 x 3.94)

BEDROOM TWO
14'11" x 9'4" (4.57 x 2.87)

BEDROOM THREE
11'8" x 9'8" (3.58 x 2.95)

BATHROOM
5'8" x 5'6" (1.75 x 1.70)

PORTSMOUTH COUNCIL TAX
The local authority is Portsmouth City Council.

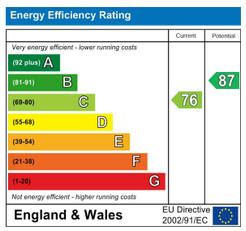
BAND : C – £1,844.85

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



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