Price £325,000

Merrivale Road, Portsmouth PO2 0TH

HIGHLIGHTS

- AVAILABLE WITH NO ONWARD CHAIN
- SEMI DETACHED THREE BEDROOM FAMILY HOME
- SPACIOUS LIVING AND DINING ROOM
- SUN ROOM TO THE REAR OF THE PROPERTY WITH W/C
- UPSTAIRS BATHROOM
- BRICK BUILT SHED LOCATED IN GARDEN
- LOTS OF POTENTIAL
- DEAL FOR A FIRST TIME BUYER OR INVESTOR
- LOCATED CLOSE TO SCHOOLS & PUBLIC TRANSPORT
- CALL TODAY TO VIEW

Situated on the desirable Merrivale Road in Portsmouth, this charming semi-detached house presents an excellent opportunity for first-time buyers, home movers or savvy investors. Offered with no onward chain, this property is ready for you to make it your own.

The home boasts spacious reception rooms, providing ample space for both relaxation and entertaining. A delightful sun room at the rear invites natural light, creating a warm and welcoming atmosphere. The layout is practical, featuring a convenient downstairs toilet alongside an upstairs bathroom, catering to the needs of family living.

With three bedrooms, this semi-detached residence is perfect for a growing family. While the property is in need of modernising, it offers a blank canvas for those looking to add their personal touch and style.

Situated in a sought-after location, this home is not only a fantastic investment but also a wonderful place to create lasting memories. Don't miss the chance to view this spacious family home and envision the potential it holds.

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

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PROPERTY INFORMATION

ENTRANCE HALL

LIVING ROOM
14'4" x 11'10" (4.38 x 3.63)

DINING ROOM
12'8" x 11'10" (3.88 x 3.61)

KITCHEN
14'7" x 7'8" (4.47 x 2.36)

SUN ROOM
14'3" x 10'2" (4.36 x 3.10)

W/C

FIRST FLOOR LANDING

BEDROOM ONE
14'7" x 11'10" (4.46 x 3.62)

BEDROOM TWO
12'9" x 11'1" (3.90 x 3.39)

BATHROOM
8'3" x 5'6" (2.54 x 1.70)

BEDROOM THREE
8'10" x 6'0" (2.71 x 1.83)

SHED
12'9" x 6'9" (3.91 x 2.06)

Portsmouth Council Tax
The local authority is Portsmouth City Council.

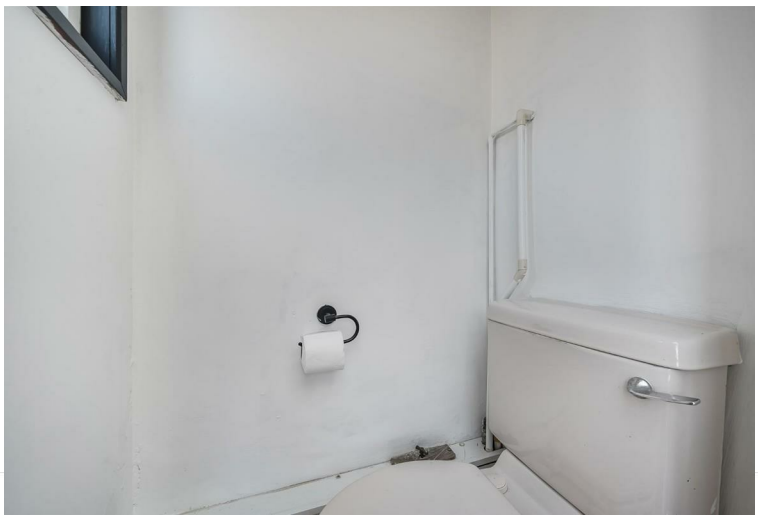
BAND : C

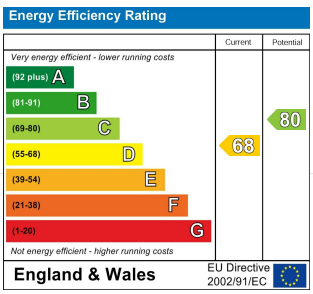
Anti-Money Laundering
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy 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

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.

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.





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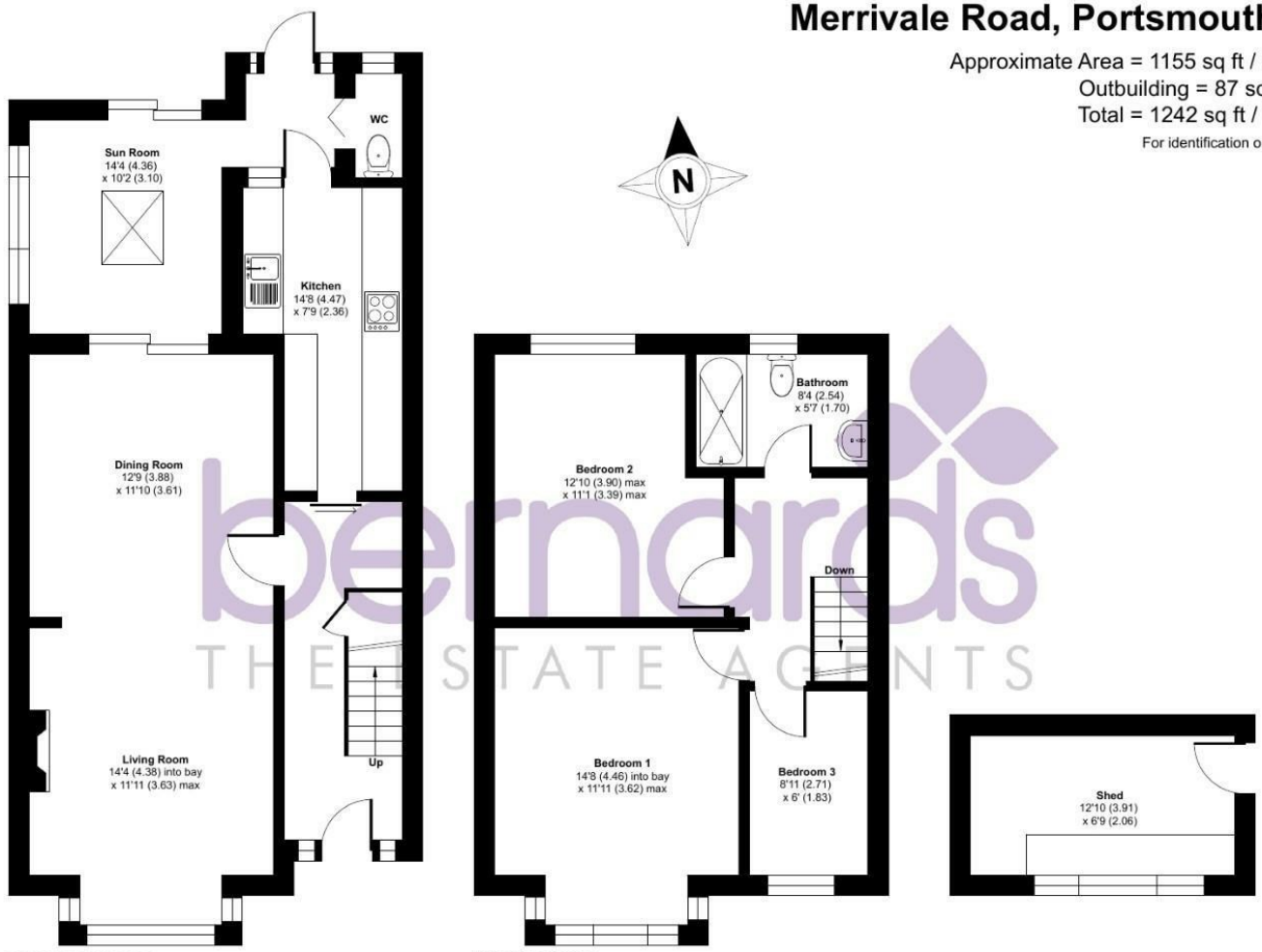
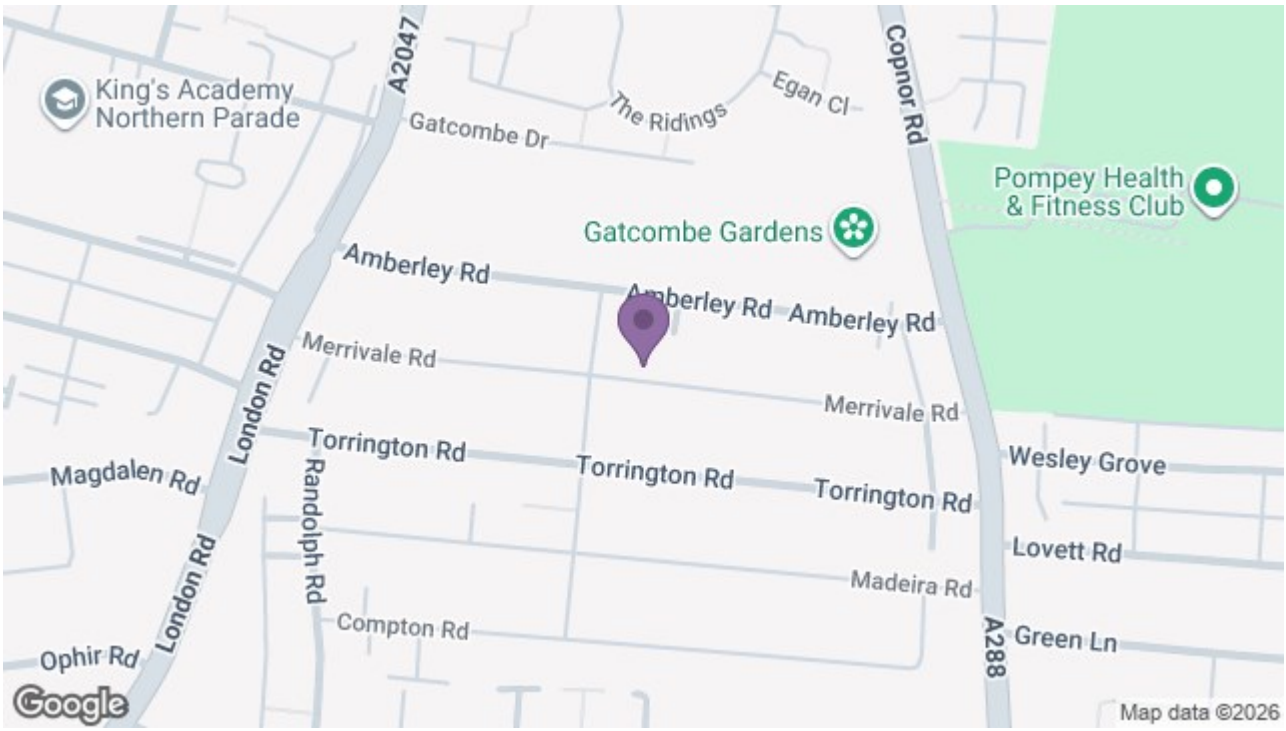
Merrivale Road, Portsmouth, PO2

Approximate Area = 1155 sq ft / 107.3 sq m
Outbuilding = 87 sq ft / 8 sq m
Total = 1242 sq ft / 115.3 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). ©nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1423645



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