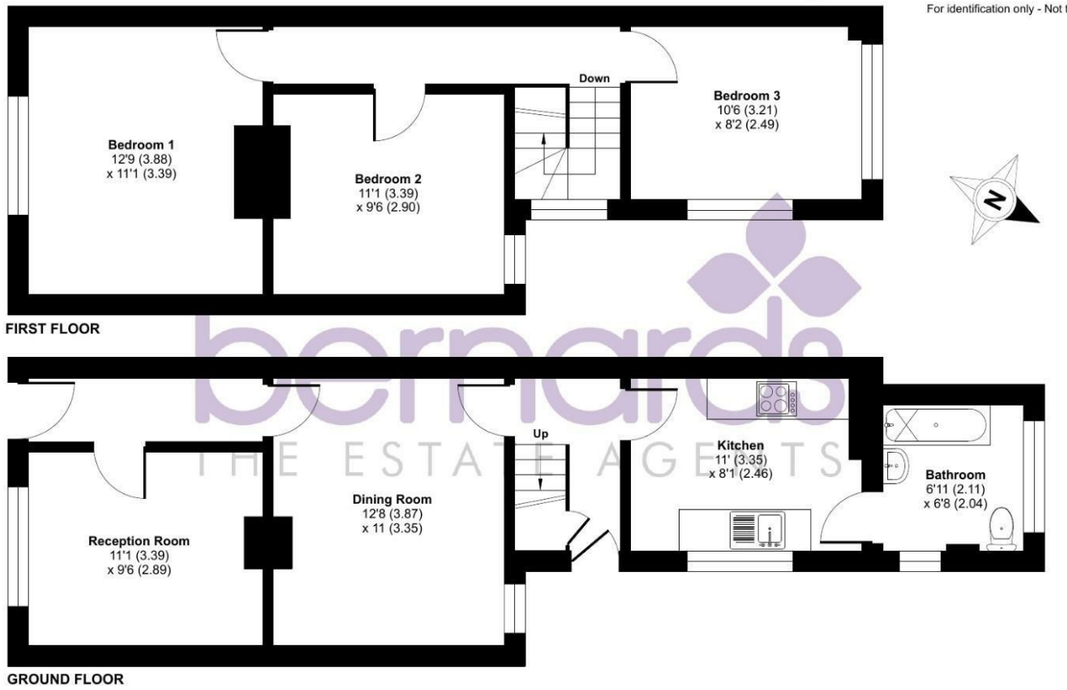
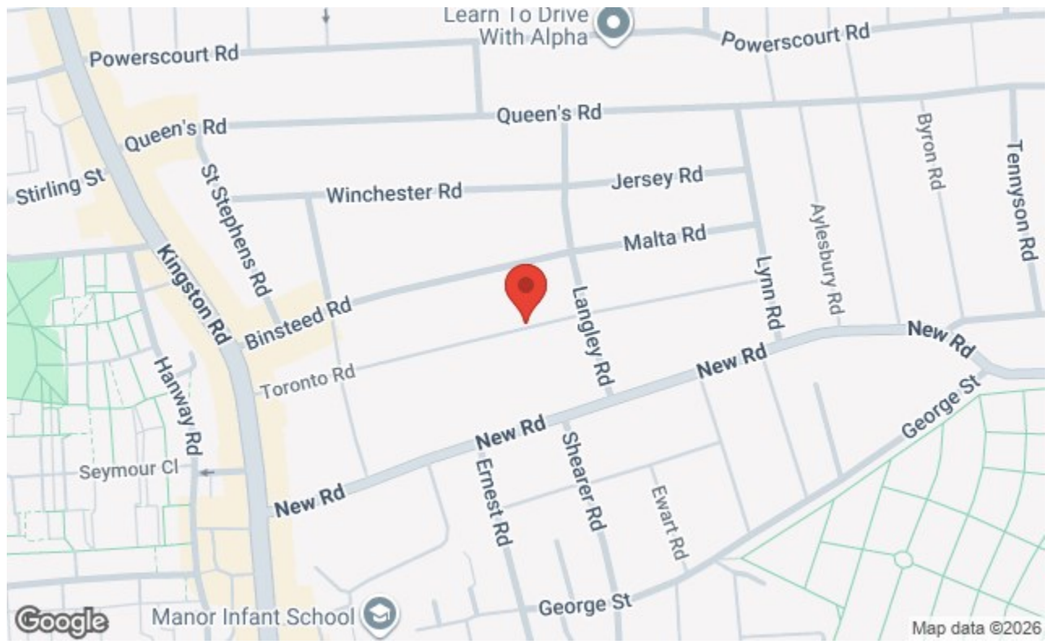
Toronto Road, Portsmouth, PO2

Approximate Area = 907 sq ft / 84.2 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: 1380295



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t: 02392 728090

FOR SALE

Open To Offers £220,000

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3 | 1 | 2

HIGHLIGHTS

- MID TERRACED HOUSE
- THREE DOUBLE BEDROOMS
- TWO RECEPTION ROOMS
- MODERN FITTED KITCHEN
- MODERN BATHROOM
- GREAT FIRST TIME PURCHASE
- NO ONWARD CHAIN
- CALL TO ARRANGE INTERNAL VIEWING

Situated along Toronto Road in Portsmouth, this mid-terraced house presents an excellent opportunity for both first-time buyers and families alike. The property boasts three generously sized double bedrooms, ensuring ample space for relaxation and rest.

Upon entering, you will find two inviting reception rooms that offer versatility for entertaining guests or enjoying quiet family time. The modern design throughout the home creates a welcoming atmosphere, making it easy to envision your personal touch in each room.

The property features a well-appointed bathroom, catering to the needs of a busy household. With no onward chain, this home is ready for you to move in without delay, allowing for a smooth transition into your new life in Portsmouth.

This delightful house is not only a comfortable living space but also a fantastic investment. With its modern finishes and spacious layout, it is sure to attract interest. Do not miss the chance to make this lovely property your own.

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

PROPERTY INFORMATION

ENTRANCE HALL

RECEPTION ROOM
11'1" x 9'5" (3.39 x 2.89)

DINING ROOM
9'4" x 10'11" (2.87 x 3.35)

KITCHEN
10'11" x 8'0" (3.35 x 2.46)

BATHROOM
6'11" x 6'8" (2.11 x 2.04)

GARDEN

FIRST FLOOR

BEDROOM ONE
12'8" x 11'1" (3.88 x 3.39)

BEDROOM TWO
11'1" x 9'6" (3.39 x 2.90)

BEDROOM THREE
10'6" x 8'2" (3.21 x 2.49)

PORTSMOUTH COUNCIL TAX
The local authority is Portsmouth City Council.

Band B
Portsmouth City Council: £1,413.70
Police and Crime Commissioner: £214.25
Hampshire & Isle of Wight Fire & Rescue: £68.32
Total Council Tax charge: £1,696.27

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



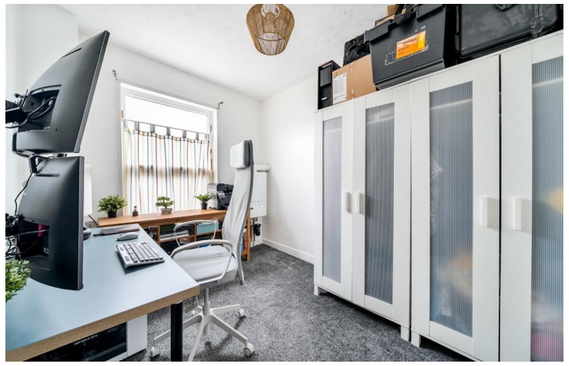






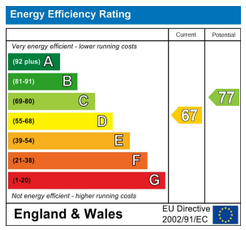












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