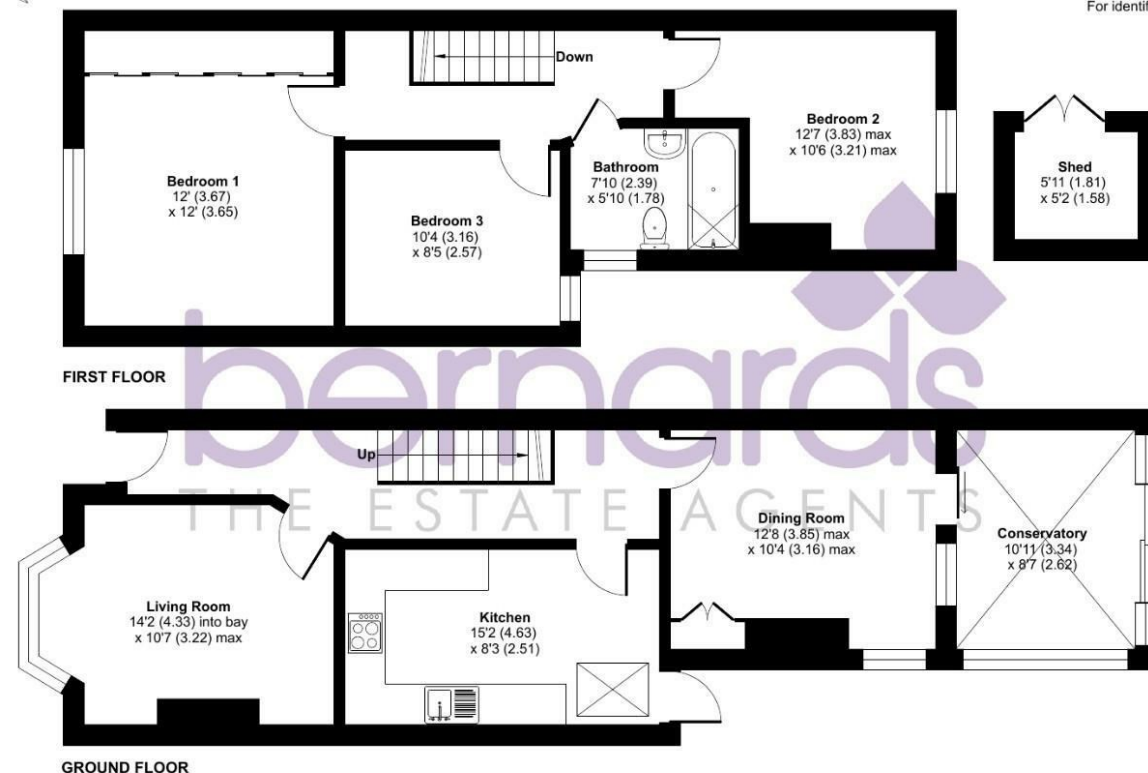


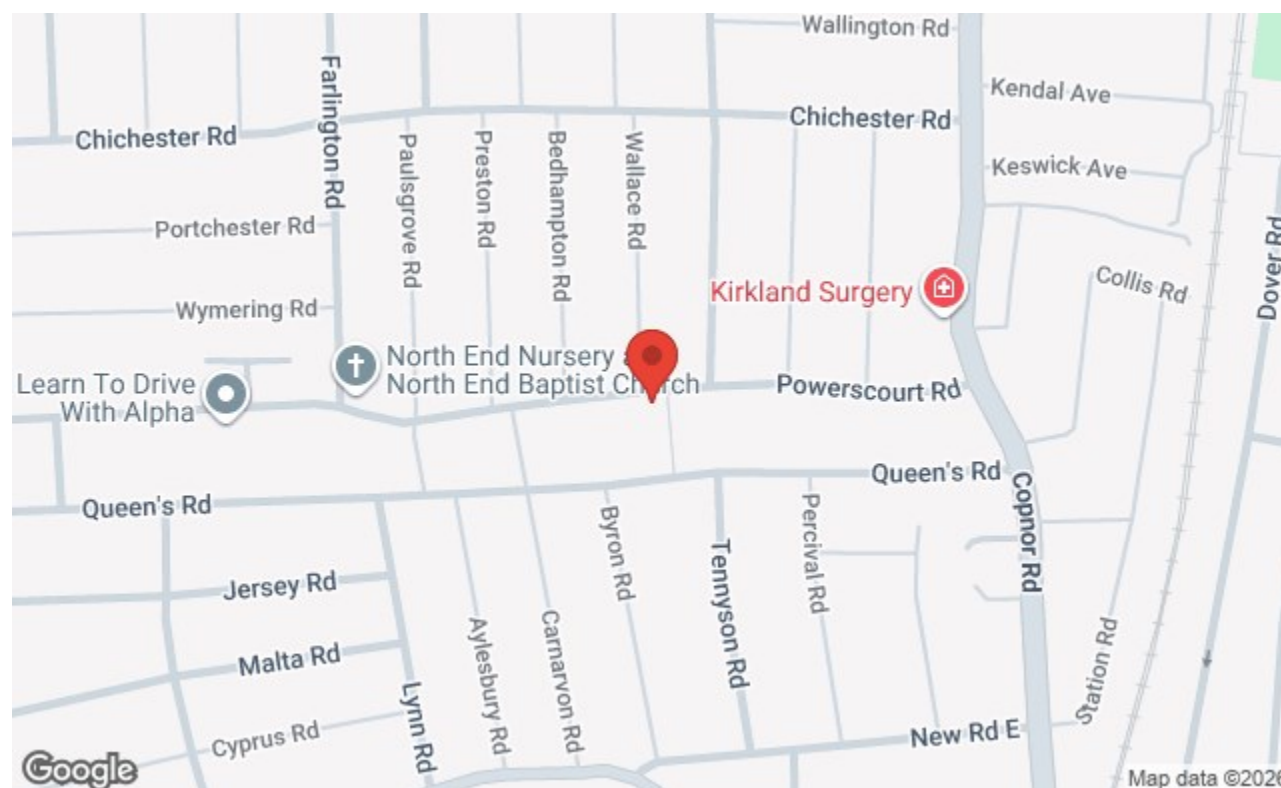


Powerscourt Road, Portsmouth, PO2

Approximate Area = 1152 sq ft / 107 sq m
Outbuilding = 31 sq ft / 2.8 sq m
Total = 1183 sq ft / 109.8 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). © richcom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1405612



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



Offers In Excess Of £270,000

Powerscourt Road, Portsmouth PO2 7JR

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HIGHLIGHTS

- SPACIOUS WELL PRESENTED FAMILY HOME
- INVITING LOUNGE WITH BAY WINDOW
- LVT FLOORING IN LOUNGE, HALL AND KITCHEN
- ENGINEERED WOOD FLOORING IN DINING ROOM
- THREE SPACIOUS BEDROOMS
- MODERN FITTED KITCHEN WITH NEFF APPLIANCES
- PERMIT PARKING NEWLY INSTALLED
- BEAUTIFUL RE LANDSCAPED SOUTH FACING GARDEN
- MODERN FITTED UPSTAIRS FAMILY BATHROOM
- LOCATED CLOSE TO SCHOOLS, MOTOR WAY LINKS AND PUBLIC TRANSPORT

Situated on Powerscourt Road, this beautifully presented family home has been finished to a great standard throughout and offers well-balanced, versatile accommodation arranged over two floors.

The ground floor features a welcoming living room to the front of the property, providing a comfortable space for everyday living. To the rear, there is a modern fitted kitchen which opens through to a separate dining room, creating an ideal layout for family life and entertaining. A conservatory to the rear further enhances the living space and enjoys views over the south facing garden, making it a perfect place to relax throughout the year.

Upstairs, the property offers three well-proportioned bedrooms and stylish family bathroom suite.

Externally, the rear garden has been re-landscaped to provide attractive, low-maintenance living, ideal for busy families or those seeking easy outdoor enjoyment. The property also benefits from a garden shed offering excellent storage.

With the new addition of Permit Parking it has proven to give residents that peace of mind of when returning home from work, there are plenty of spaces.

Ideally located, the home is close to well-regarded schools, public transport links and provides easy access to major motorway connections, making it an excellent choice for families and commuters alike.

This is a lovely family home in a sought-after location, and early viewing is highly recommended to fully appreciate the space, finish and lifestyle on offer.

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



PROPERTY INFORMATION

- ENTRANCE HALL
- LIVING ROOM
14'2" x 10'6" (4.33 x 3.22)
- KITCHEN
15'2" x 8'2" (4.63 x 2.51)
- DINING ROOM
12'7" x 10'4" (3.85 x 3.16)
- CONSERVATORY
10'11" x 8'7" (3.34 x 2.62)

- GARDEN
- FIRST FLOOR
- BEDROOM ONE
12'0" x 11'11" (3.67 x 3.65)
- BEDROOM TWO
12'6" x 10'6" (3.83 x 3.21)
- BEDROOM THREE
10'4" x 8'5" (3.16 x 2.57)
- BATHROOM
7'10" x 5'10" (2.39 x 1.78)

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



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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