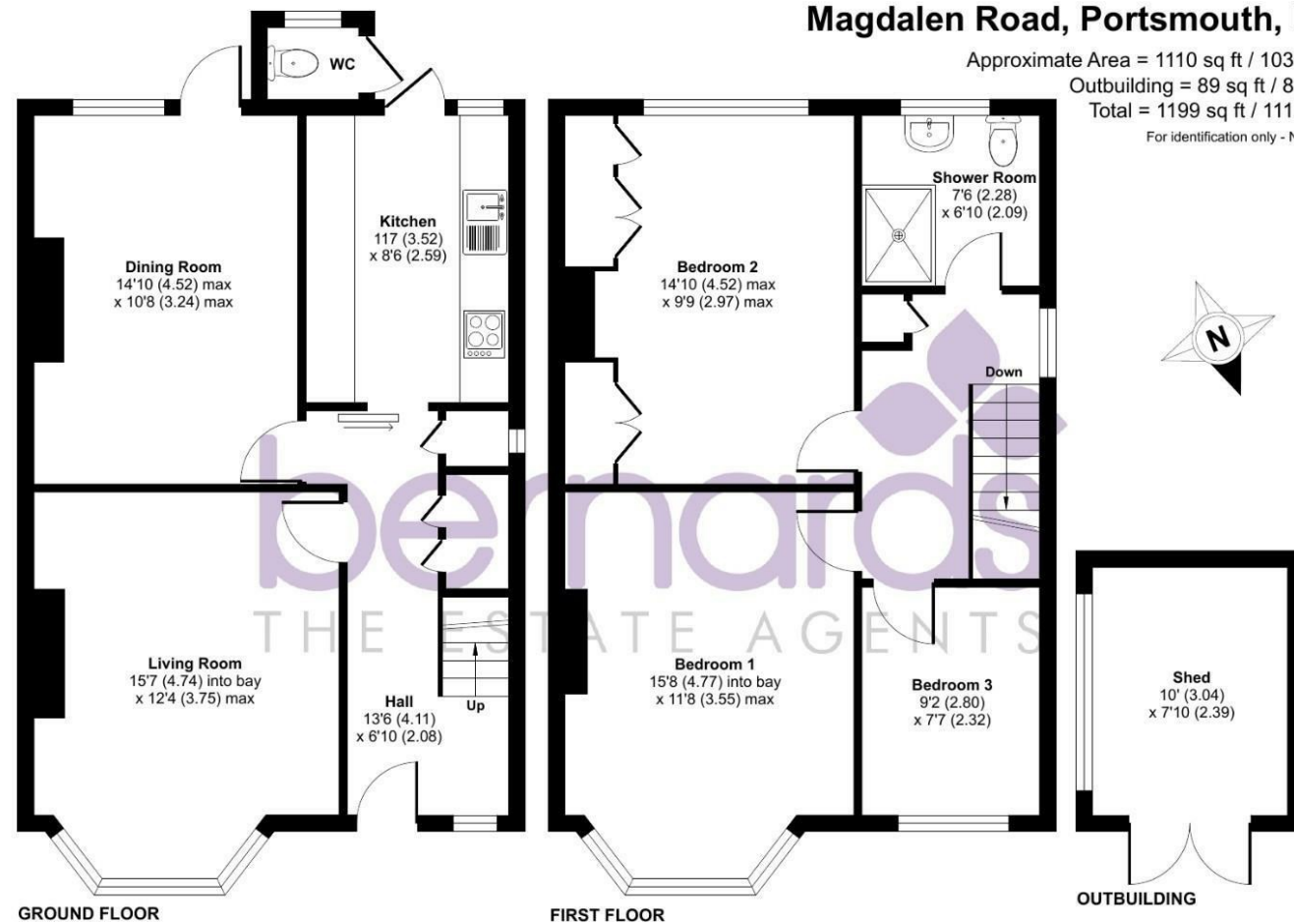
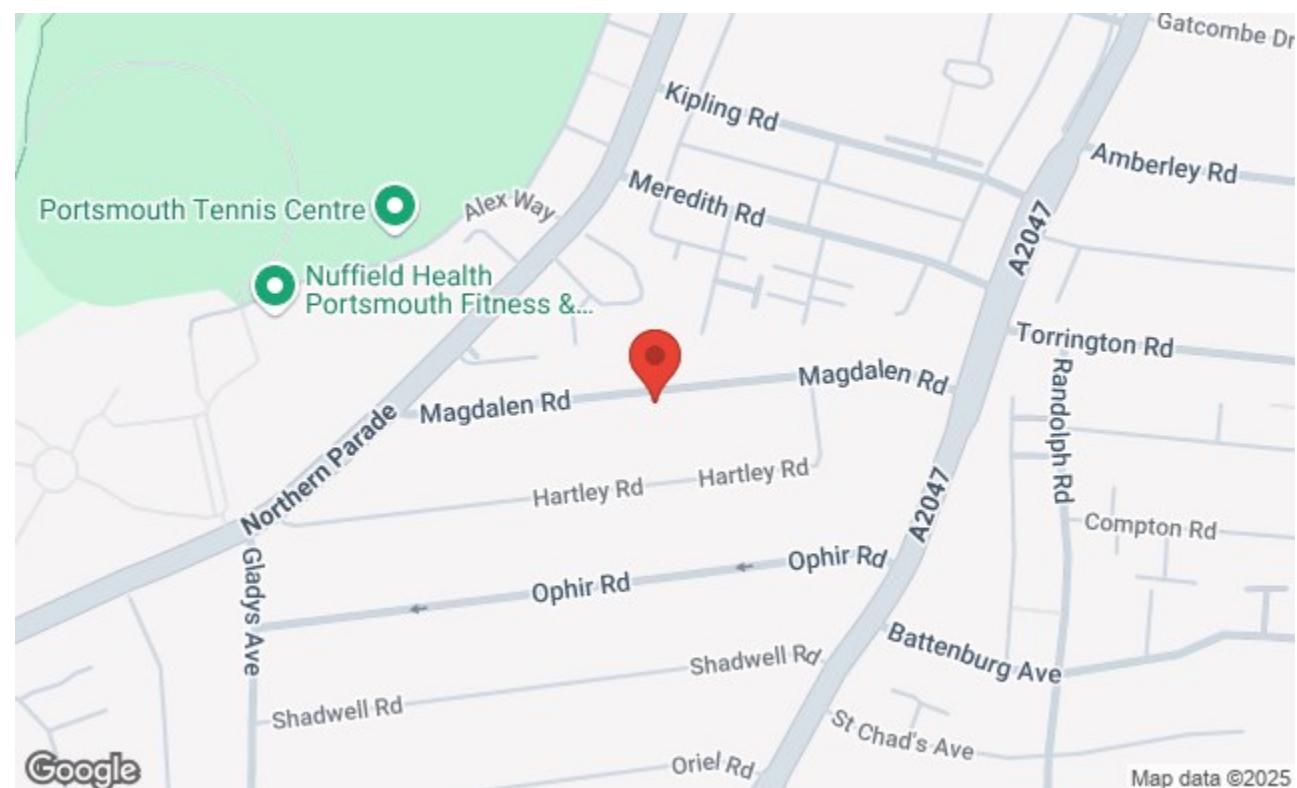


Magdalen Road, Portsmouth, PO2

Approximate Area = 1110 sq ft / 103.1 sq m
Outbuilding = 89 sq ft / 8.2 sq m
Total = 1199 sq ft / 111.3 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). © nichcom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1318185



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



Offers In Excess Of £310,000

Magdalen Road, Portsmouth PO2 9HS

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HIGHLIGHTS

- SEMI DETACHED
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- W/C
- OUTSIDE SHED
- SOUTH FACING GARDEN
- MODERNISATION REQUIRED
- GREAT FAMILY HOME
- NO FORWARD CHAIN
- DOUBLE BAY AND FORECOURT

Nestled on the charming Magdalen Road in Portsmouth, this semi-detached house presents an excellent opportunity for families and individuals alike. Boasting three well-proportioned bedrooms, this property is ideal for those seeking space and comfort. The upstairs shower room adds convenience, making morning routines a breeze.

Upon entering, you will find two inviting reception rooms that offer versatility for both relaxation and entertaining. The kitchen, which provides access to the garden, is a delightful space for culinary enthusiasts.

The south-facing garden is a true highlight, featuring a well-maintained lawn that invites outdoor enjoyment and leisure.

Additionally, a garden shed offers practical storage solutions for gardening tools and outdoor equipment.

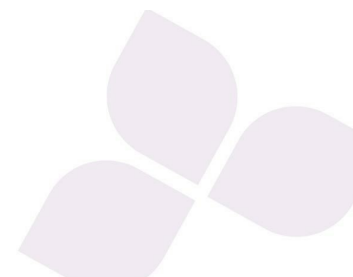
This property also holds significant potential for modernisation, allowing you to tailor the space to your personal taste and lifestyle. Whether you envision a contemporary makeover or prefer to maintain its classic charm, the possibilities are endless.

In summary, this semi-detached house on Magdalen Road is a wonderful opportunity to create a home that suits your needs. With its spacious layout, lovely garden, and potential for enhancement, it is a property not to be missed.

Call today to arrange a viewing

02392 728090

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PROPERTY INFORMATION

ENTRANCE HALL
13'5" x 6'9" (4.11 x 2.08)

LIVING ROOM
15'6" x 12'3" (4.74 x 3.75)

DINING ROOM
14'9" x 10'7" (4.52 x 3.25)

KITCHEN
11'6" x 8'5" (3.52 x 2.59)

W/C

BEDROOM ONE
15'7" x 11'7" (4.77 x 3.55)

BEDROOM TWO
14'9" x 9'8" (4.52 x 2.97)

BEDROOM THREE
9'2" x 7'7" (2.80 x 2.32)

SHOWER ROOM
7'5" x 6'10" (2.28 x 2.09)

SHED
9'11" x 7'10" (3.04 x 2.39)

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.

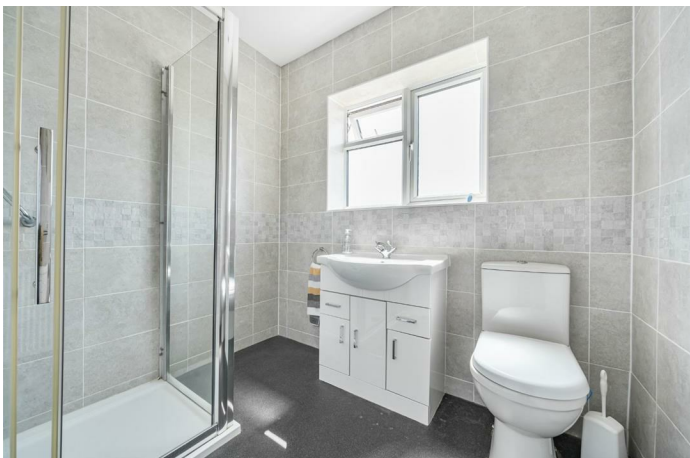
OFFER CHECK PROCEDURE
If you are considering making an offer for this or any other property Bernards Estate Agents are marketing, please make contact with your local office so we can

verify/check your financial/Mortgage situation.

PORTSMOUTH COUNCIL TAX
The local authority is Portsmouth City Council.

BAND :

REMOVAL QUOTE
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		84
(81-91) B		
(69-80) C		
(55-68) D	67	
(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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