ROK MARSH



Flat 1 Marmion Avenue

, Southsea, PO5 2BL

Guide price £220,000

Located in the heart of Southsea, this charming two-bedroom ground floor flat on Marmion Avenue offers an excellent opportunity to enjoy coastal living with the convenience of off-road parking and no forward chain.

Spanning approximately 721 sq ft, the property features a well-presented interior with a spacious reception room, ideal for both relaxing and entertaining. There are two well-proportioned bedrooms, comprising a spacious principal bedroom and a versatile second bedroom that offers ample space for a small double bed or functions comfortably as a generous single room. Alternatively, it could serve as an ideal home office for those working remotely. A well-appointed bathroom and good storage throughout complete the accommodation.

A particular highlight is the allocated garage, a valuable asset in this highly sought-after Southsea location. With no forward chain, the property is ready for a smooth and straightforward purchase, making it an ideal choice for first-time buyers, investors, or those looking to downsize.

Marmion Avenue is perfectly positioned to take advantage of everything Southsea has to offer, with an excellent selection of shops, cafes, restaurants, and the seafront all within easy reach. Combining a desirable location, practical parking, and chain-free status, this attractive home is not to be missed.

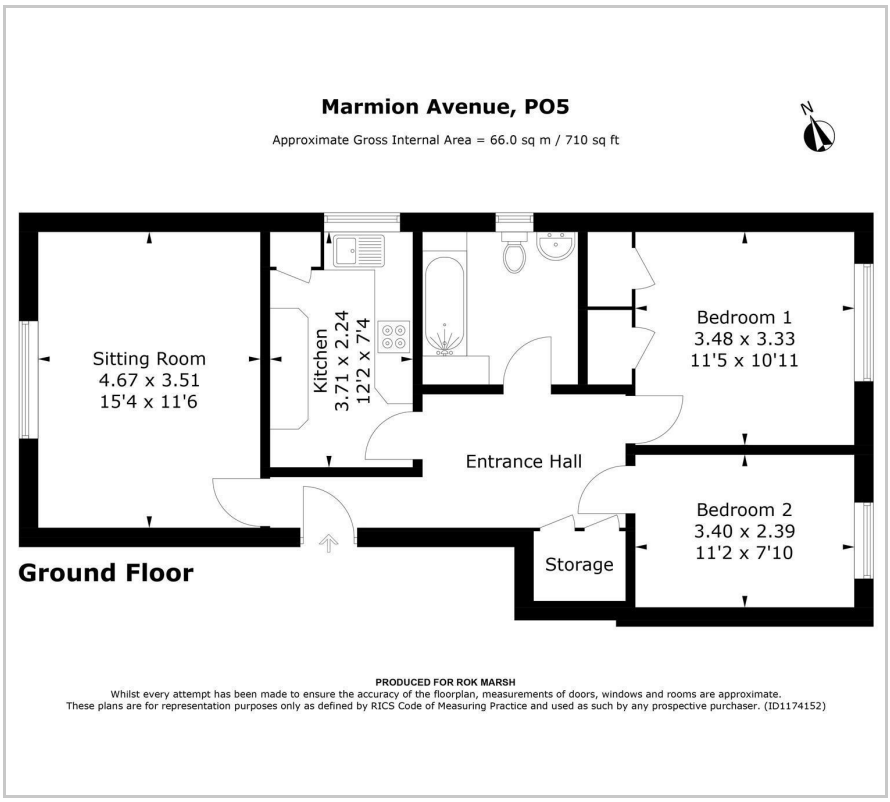
- **No Chain**
- Garage/Parking
- 2 Bedroom Ground Floor Flat
- Well Presented
- Perfect Location in the Heart of Southsea
- Short Walk to the Beach
- Good Storage
- Long Lease
- Walking Distance to Shops, Bars and Restaurants

Viewing

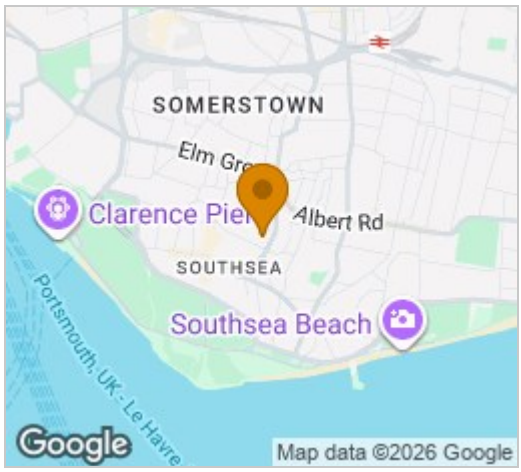
Please contact our ROK Marsh Office on 02393233267
if you wish to arrange a viewing appointment for this property or require further information.

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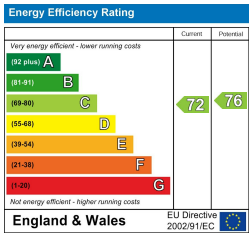
Floor Plan

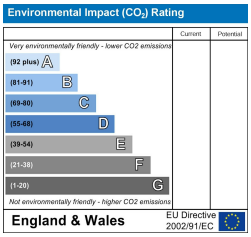


Area Map



Energy Efficiency Graph













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