



## 98 Twyford Avenue

, Portsmouth, PO2 8DJ

**Offers in excess of £250,000**

Nestled in the charming area of Twyford Avenue, Portsmouth, this delightful mid-terrace house offers a perfect blend of modern living and classic character. Built in 1900, the property has been thoughtfully renovated throughout, featuring a brand new kitchen and bathroom that cater to contemporary tastes while maintaining its original charm, and a downstairs W.C.

Spanning an impressive 1,130 square feet, this home boasts three reception rooms, providing ample space for relaxation and entertainment. The four well-proportioned bedrooms are ideal for families, while the versatile layout also presents an excellent opportunity for those considering an Air BnB or House in Multiple Occupation (HMO). Plumbing is available in the top floor bedroom to add an ensuite/W.C. also.

One of the standout features of this property is the stunning garden, complete with a decked area that serves as a sun trap during the warmer months, perfect for enjoying al fresco dining or simply unwinding in the sunshine. On-street parking is available with a permit, adding to the convenience of this lovely home.

The location is particularly advantageous, with excellent access to local schools, shops, and transport links, including the M275, making commuting a breeze.

Priced to sell, this property is a fantastic opportunity for those looking to establish themselves in a vibrant community.

Viewings are highly recommended and will commence from the 5th of April 2025. Don't miss your chance to explore this charming home that perfectly balances comfort and convenience in a sought-after area.

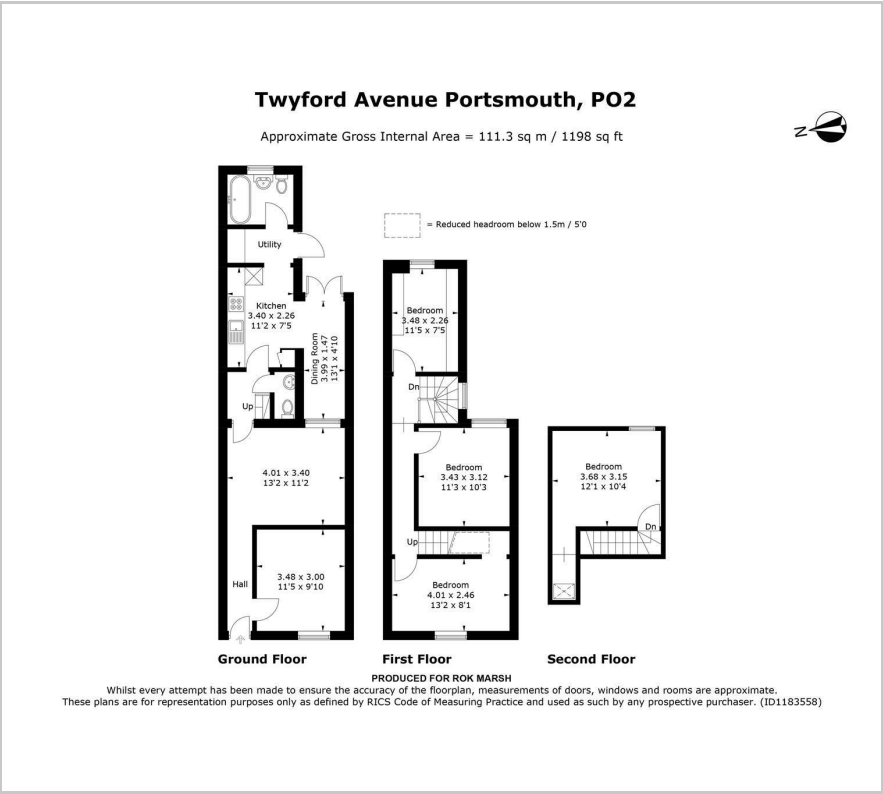
- Renovated Throughout with new kitchen, bathroom & downstairs W.C.
- Stunning garden with decked area - a sun-trap in the summer months
- 4 Bedroom Terraced House
- Three reception rooms.
- Ideal for Families, or potentially an Air Bnb/HMO.
- Great location for schools, shops and transport links (m275)
- Priced to sell and viewings highly recommended.
- All viewings to be hosted from the 5th April 2025
- On Street Parking with Permit
- Plumbing available for an additional W.C/ Ensuite to the Top Floor Bedroom

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





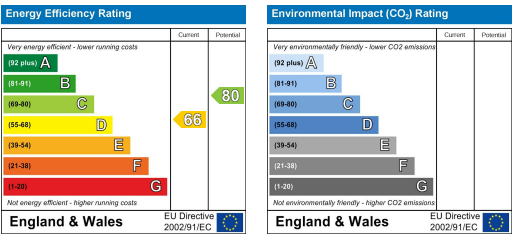
Floor Plan



Area Map



Energy Efficiency Graph



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