



16 Eton Road
Southsea, PO5 1SQ

£1,800

co **groves**

Sales, Rentals and Block Management


16 Eton Road, Southsea, PO5 1SQ


****FOUR BEDROOM STUDENT HOUSE** **AVAILABLE FROM 1ST SEPTEMBER****

Cosgroves are pleased to present this well-proportioned four-bedroom house, ideally located on Eton Road in the heart of Southsea.

The ground floor comprises a bright and spacious lounge, a modern fitted kitchen with access to a private rear garden, a shower room, and one generous double bedroom. Upstairs, the property offers three further double bedrooms, all well-sized and ideal for sharers or a family.



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			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating			
	Current	Potential	
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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