

67 Albert Road
Southsea PO5 2SG

Kings  *Estates*
SALES & LETTINGS

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Property Summary

Landlord Investment Opportunity - A one bedroomed first floor apartment with 50% share of Freehold. The apartment is the upper section of this period building circa 1880 which has been in years past converted into the two self-contained apartments. This first floor (Top Floor) apartment comprises Living Room with box bay window, a superior double bedroom, modern fitted bathroom and kitchen, the accommodation blends contemporary styling with period architecture, making internal viewing a must. The property benefits from its own private entrance door via residence under-croft walkway and is located within the immediate vicinity of Southsea seafronts open common, with its vast green space's recreation facilities and historic waterfront fortifications. The property is tenanted under an assured short term tenancy contract at £600 pcm. With the bonus of 50% of the freehold as part of the sale option, we highly recommend this unit as an ideal long term rental investment.

97b Palmerston Road, Portsmouth, Hants, PO5 3PR
£149,995 Leasehold with 50% share off freehold

SUMMARY DESCRIPTION

Landlord Investment Opportunity - A one bedroomed first floor apartment with 50% share of Freehold.

The apartment is the entire upper first floor level of this period building circa 1880 which has been in years past converted into two self contained apartments. This first floor apartment comprises Living Room with box bay window, a superior double bedroom, modern fitted bathroom and kitchen, the accommodation blends contemporary styling with period architecture, making internal viewing a must. The property benefits from its own private entrance door via residence under-croft walkway and is located with in the immediate vicinity of Southsea seafronts open common, with its vast green spaces recreation facilities and historic waterfront fortifications. The property is presently tenanted under an assured short term tenancy contract at £600 pcm. - 4.8% Gross Annual Income

With the added bonus of 50% of the freehold as part of the sale option, we highly recommend this unit as an ideal long term rental investment

ENTRANCE AREA

From the pavement entrance head down the under croft alley way walkway past the wrought iron entrance gate to the rear of the walkway to the second double glazed entrance door on the right hand side.

ENTRANCE LOBBY

Double glazed entrance door opening to the lobby area, coat hanging space and stairs rising to the first floor upper landing area.

UPPER FLOOR LANDING AND STAIRWELL

9' 08" x 6' 04" (2.95m x 1.93m) Landing area with balustrade to the stairwell, stairs leading down to the ground floor level. Doors to the accommodation and sky light window.

LIVING ROOM

14' 07" x 11' 08" (4.44m x 3.56m) Front aspect double glazed box bay window, power points, electric dimplex heater. smooth plastered walls and ceiling. Doorway opening to the landing.

KITCHEN

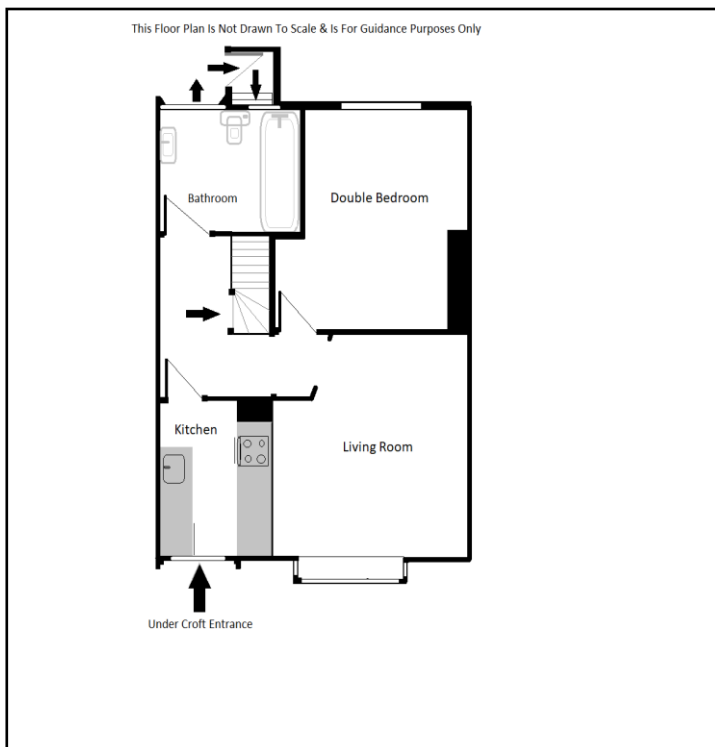
10' 10" x 6' 04" (3.3m x 1.93m) Fitted units incorporating work surfaces with tiled splash backs, inset stainless steel sink with mixer tap, space for the washing machine, built in oven and hob, space for an upright fridge freezer, front aspect double glazed window and door to the landing.

DOUBLE BEDROOM

12' 08" x 11' 00" (3.86m x 3.35m) Rear aspect double glazed window, power points, dimplex heater, smooth plastered walls and ceiling, built in wardrobes and door to the landing.

FAMILY BATHROOM

8' 02" x 6' 04" (2.49m x 1.93m) Suite comprising low level flush W.C. pedestal wash basin and a panelled bath with shower taps facility and tiled to the principle areas Two rear aspect double glazed windows. Smooth plastered walls and ceilings. Laminate wood flooring and door to the landing



Flat 1 97b, Palmerston Road SOUTHSEA PO5 3PR		Energy rating E
Valid until 9 April 2029	Certificate number 8791-6124-7970-7600-5996	

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		