



302 Copnor Road, Portsmouth
Portsmouth

Offers in Region of £295,000

 chinneckshaw



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Portsmouth, Portsmouth

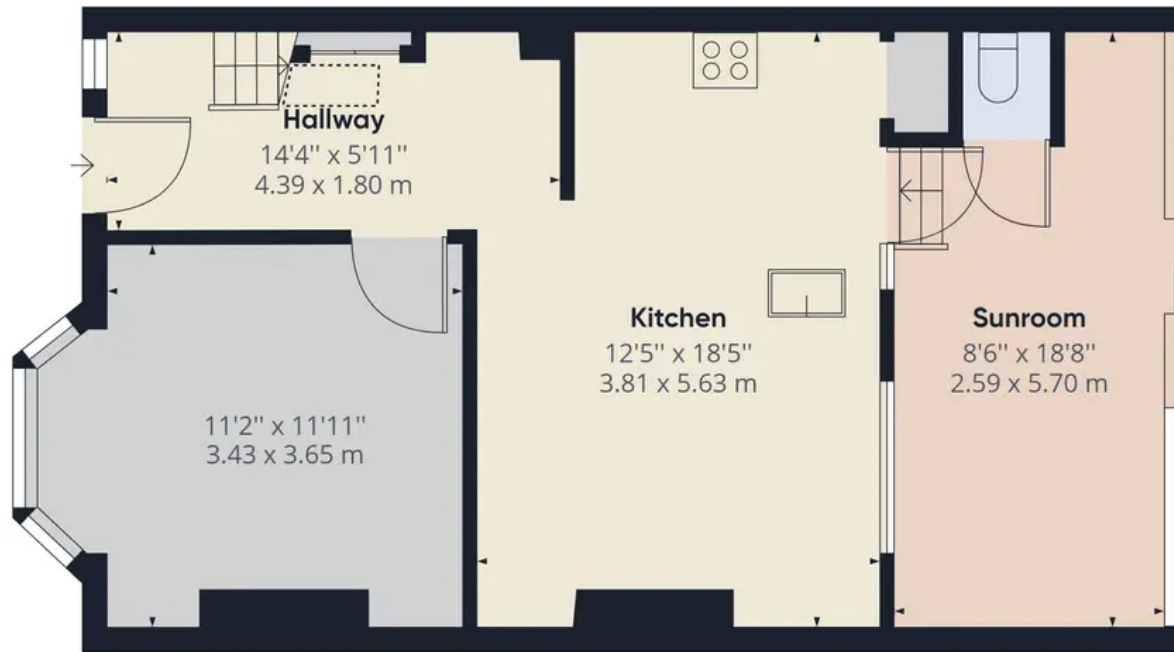
We are delighted to be marketing this charming 3 bedroom family home in Copnor. This refreshing property is ready to go and offers its new owners three bedrooms, a lovely size garden, and a home with lots of original features. Set back from the road by a grass verge, this home has character as soon as you pass the front gate. With a small front garden and path leading to the front door, you cannot help but notice the lovely curved bay allowing light to flood into the ground floor.

The entrance hall is a bright space with light coming from the glass front door surrounds. You will find stairs to the first floor, and access to the kitchen/diner straight in-front of you, with a bright reception room with bay-window on your right hand-side. The kitchen/diner is a lovely size with the benefit of being open-planned, making it the perfect space for roomy dining. Passing through the kitchen leads to a large airy conservatory, which also makes both of these areas feel bright and spacious.

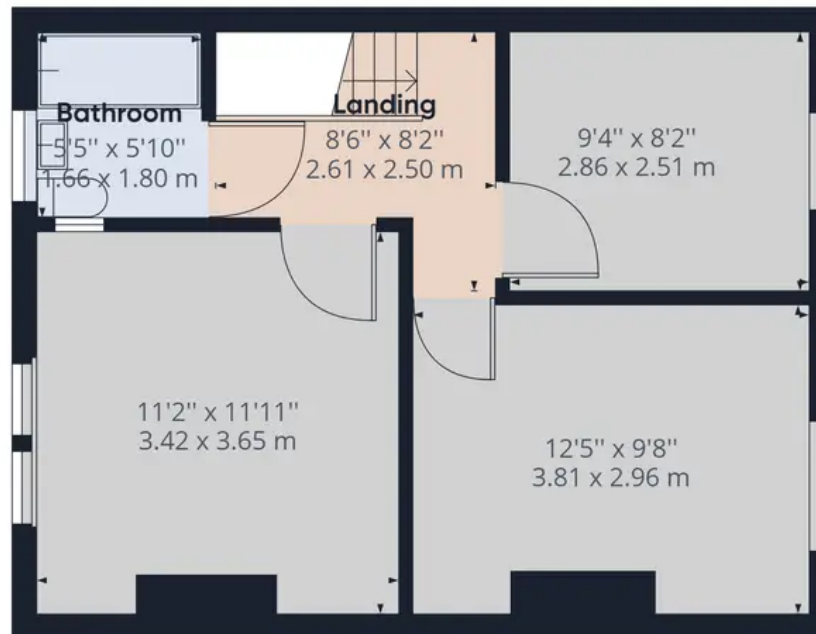
The conservatory has easy sliding patio doors leading outside to a lovely garden with large patio, lawn area and opportunity for bedding borders.

Upstairs are three good sized bedrooms. The principle bedroom to the front is a lovely space benefitting from neutral decor. The second bedroom to the rear has a lovely outlook on the garden and has plenty of space for freestanding furniture and a double bed. Towards the rear of the home is the smaller third bedroom and could be used as a home office or could make for a lovely nursery for any growing family. Across the landing is the family bathroom and features a modern white suite with over bath shower along with tiled surround. With no-onward chain and free to view, call today to arrange your viewing. Council Tax band: C. Tenure: Freehold





Ground Floor



Floor 1

Approximate total area⁽¹⁾

716.87 ft²

66.60 m²

Reduced headroom

6.82 ft²

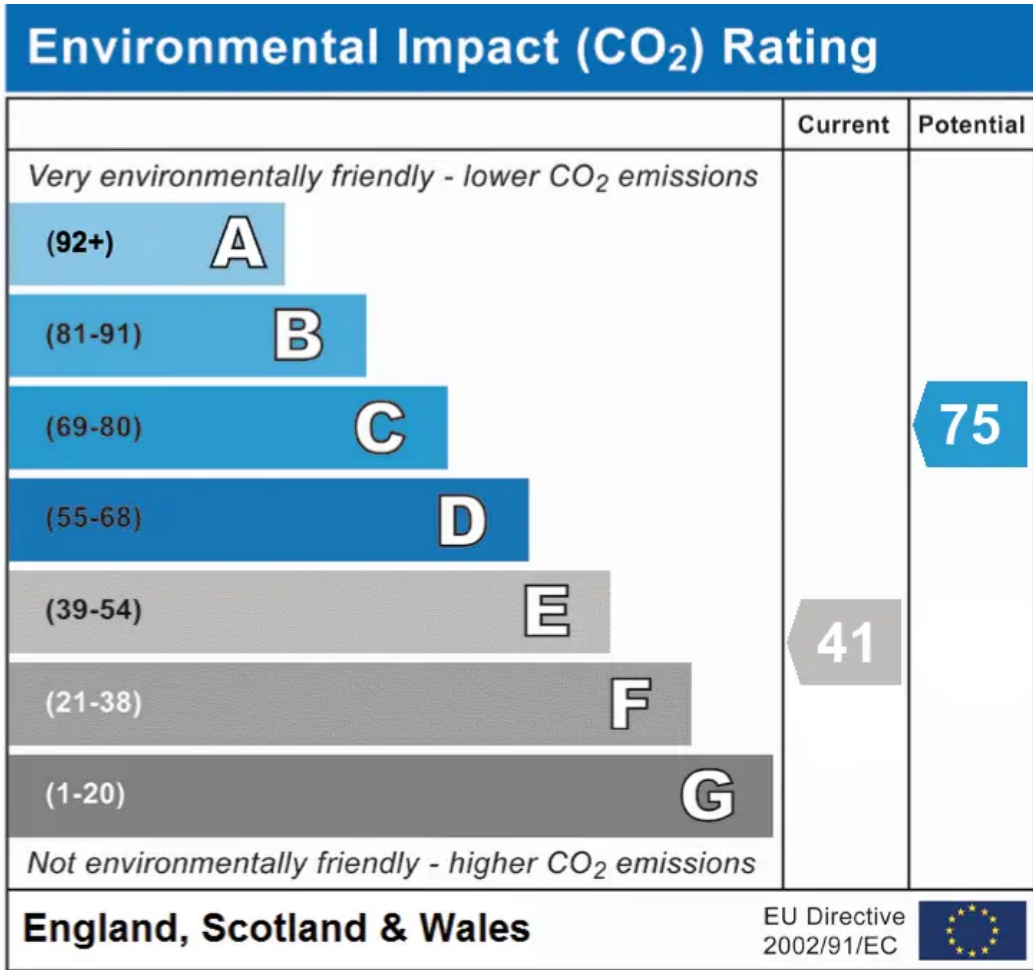
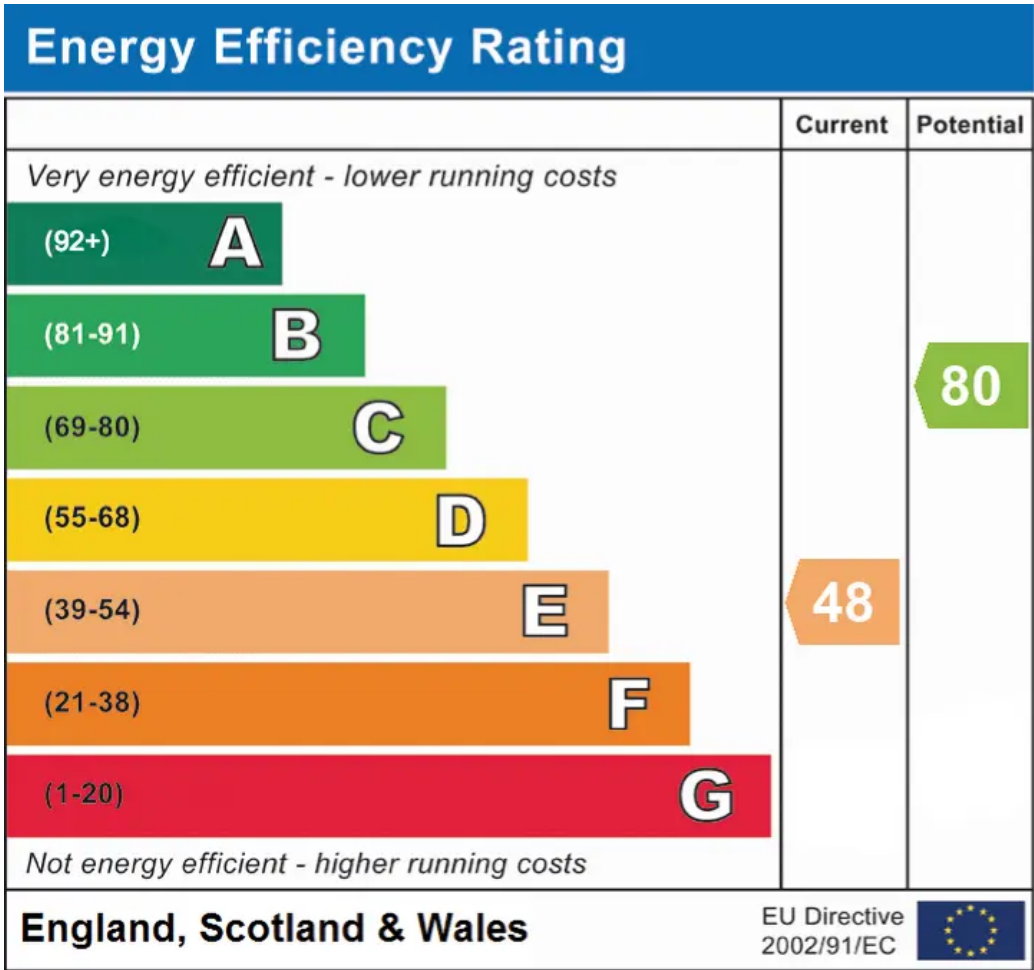
0.63 m²

(1) Excluding balconies and terraces

⌊ Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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