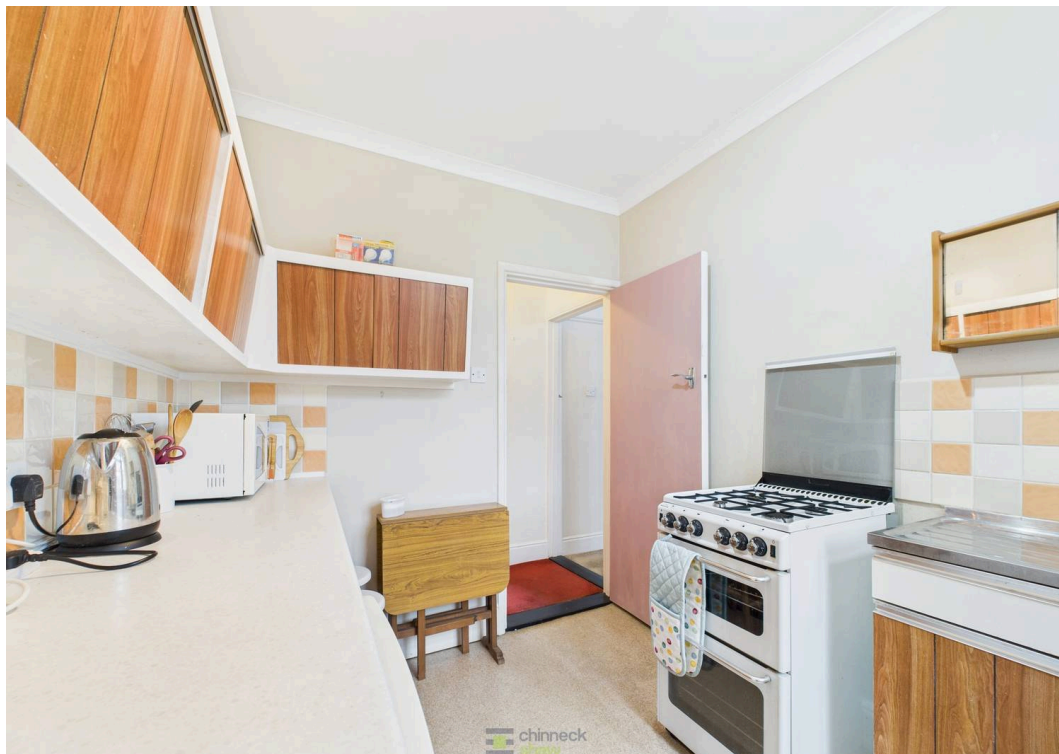




133 Battenburg Avenue, Portsmouth

Offers in Region of £290,000

 chinneckshaw



133 Battenburg Avenue

Portsmouth

Step inside this inviting three-bedroom terraced home, offering generous space and excellent potential for families, first-time buyers, or professionals seeking a comfortable base. The bright living room features a large bay window, filling the space with natural light and creating a welcoming atmosphere ideal for relaxing or entertaining. The well-proportioned kitchen provides ample room for everyday living, while the adjoining sunroom offers a versatile extra space — perfect as a dining area, playroom, or quiet retreat. Upstairs are three bedrooms, including a main bedroom with its own bay window, alongside a conveniently positioned family bathroom. A downstairs WC adds further practicality for busy households. The property also benefits from a rear garage, ideal for secure parking or storage, and a garden shed for outdoor equipment. Well located with excellent transport links, this home offers plenty of scope for updating, allowing buyers to personalise and make it their own.

Material Information • Tenure: Freehold • Council Tax: Band C • Electricity: Mains Supply • Heating: Gas • Water Supply: Mains Supply • Sewage: Mains Supply • Broadband: Standard, Superfast and Ultrafast Fibre are all available in this area • Parking: On Street/garage • Mobile: Ofcom official website checker states that EE, Vodafone, O2 and Three available in the area • Flood Risk: Low Risk





Ground Floor



Floor 1



Approximate total area⁽¹⁾

898 ft²

83.5 m²

Reduced headroom

2 ft²

0.2 m²

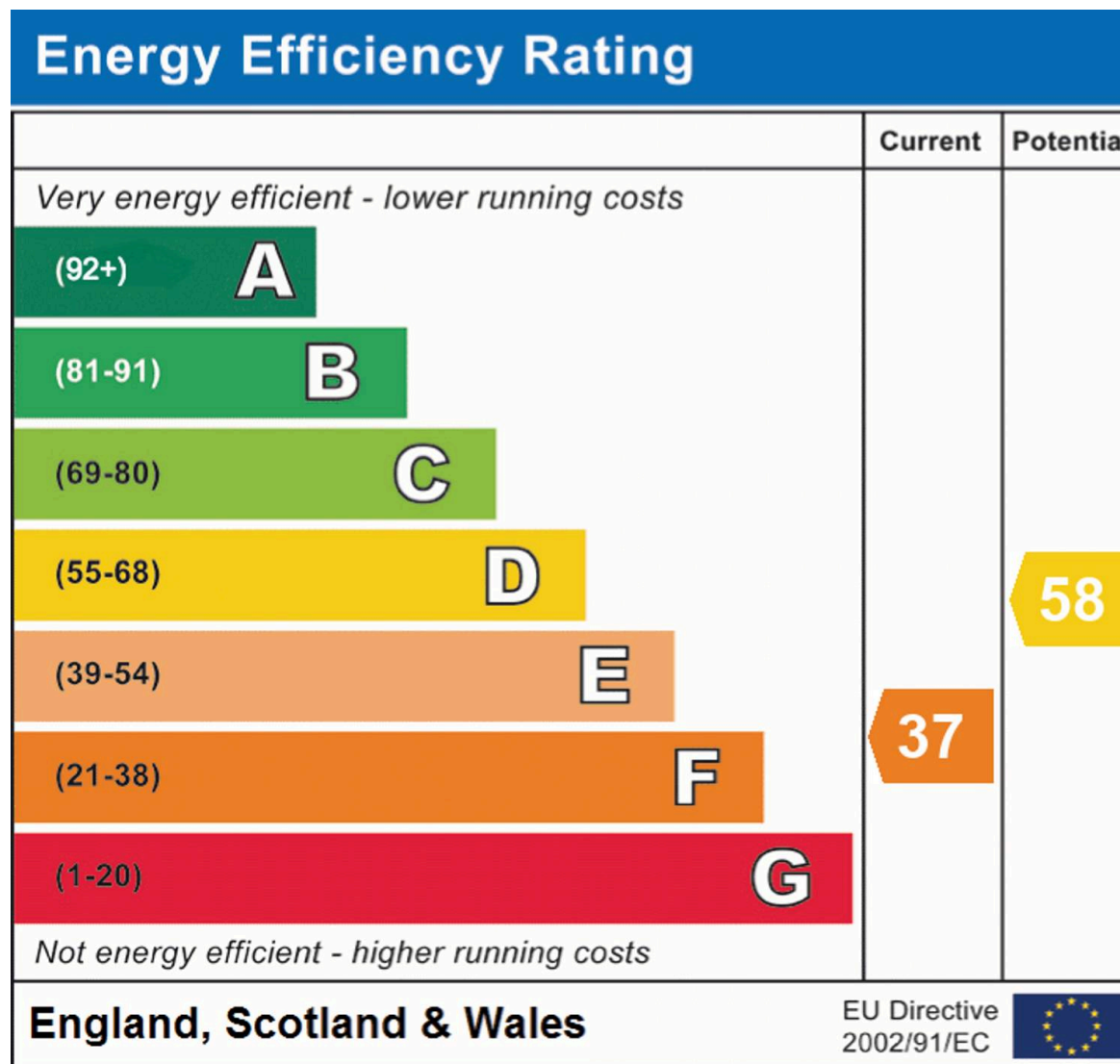
(1) Excluding balconies and terraces

Reduced headroom

Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Chinneck Shaw

Bridge House, Milton Road, Portsmouth – PO3 6AN

023 9282 6731

hello@chinneckshaw.co.uk

www.chinneckshaw.co.uk/

Chinneck Shaw, Bridge House, Milton Road, PO3 6AN Consumer Protection from Unfair Trading Regulations 2008: These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance, verification should be obtained. The do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in the photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.