



## 1 bed apartment to buy in PO3

Manor Park Avenue, Portsmouth,  
Hampshire, PO3 5FG

**£95,000** Starting Bid

 x1  x1  x1

Tenure

**Leasehold**

Off Street parking

## Property features

- ✓ Being Sold via Secure Sale Online Bidding, Terms & Conditions Apply
- ✓ Ground floor Apartment
- ✓ Communal Garden
- ✓ Communal Garden
- ✓ EPC Rating C

## Key Information

- ✓ Council Tax: Band A
- ✓ EPC Rating: C
- ✓ Heating supply: Gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: FTTC (fibre to the cabinet)
- ✓ Mobile signal: Good

## Description

Located in the Copnor district of Portsmouth a residential area established in the early 1900's.

The apartment is situated to the ground floor of this modern, purpose built two storey block and comprises open plan kitchen to living room, with recessed lobby allowing access to the bathroom and the rear double bedroom.

Features include double glazing, electric heating, internal walk in store cupboard a communal rear garden and off road parking for residents working on a first come first served basis.

This is a Landlord To Landlord sale with existing tenant. Current Rent £725pcm.

Residents Private Parking

Communal Gardens

Private Push Bike Store

Council Tax Band: A

Tenure: Leasehold

Length of Lease: 107

Annual Ground Rent Amount: £200.00

Annual Service Charge Amount: £2,300.00

Price: Starting Bid £95,000

Property Type: Apartment

Parking: Off Street

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: FTTC (fibre to the cabinet), FTTP (fibre to the premises)

Mobile signal coverage: Good

## **Living Room**

3.66m x 3.05m (12'0" x 10'0")

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## **Kitchen**

3.05m x 1.78m (10'0" x 5'10")

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## **Double Bedroom**


3.20m x 3.15m (10'5" x 10'4")

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## **Bathroom**

1.88m x 1.83m (6'2" x 6'0")



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	75	76
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>		EU Directive 2002/91/EC 

Manor Park Avenue, Portsmouth, Hampshire, PO3 5FG

Contact your local branch today for more information on this property:

**1A Brackenthwaite, Leicester, Leicestershire, LE4 7GA, <https://laxmanrealestate.com/contact>**

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