

ARDEN & WAY

BLOCK MANAGEMENT & LETTINGS



31 Heathcote Road

, Portsmouth, PO2 0JT

Asking price £375,000

Arden & Way are delighted to bring to the sales market this substantial end-of-terrace three-bedroom family home, offering over 1,300 sq ft of beautifully presented living accommodation.

The ground floor comprises a welcoming entrance hall, leading into a stunning modern kitchen fitted with sleek white gloss units, wooden worktops, and ample storage. This impressive open-plan space flows into a light living/dining area with doors opening onto the large rear garden, creating the perfect setting for both everyday family life and entertaining. In addition, there is a separate formal lounge and dining room showcasing a wealth of beautiful original features, including wood flooring, decorative panelling, and a feature fireplace, adding charm and character to the home.

To the first floor are three well-proportioned bedrooms, along with a beautifully appointed modern family bathroom, recently refurbished to a high standard.

Externally, the property benefits from side access and a generous, well-maintained rear garden. A detached double garage further enhances the appeal of this impressive home.

The property is presented in excellent condition throughout, having been refurbished to a high standard, and further benefits from central heating, double glazing, and air conditioning.

Heathcote Road is conveniently located, close to College Park, the highly sought-after Admiral Lord Nelson School, Pooleys Health & Fitness Club, a range of local shopping amenities, and excellent transport links for commuters.

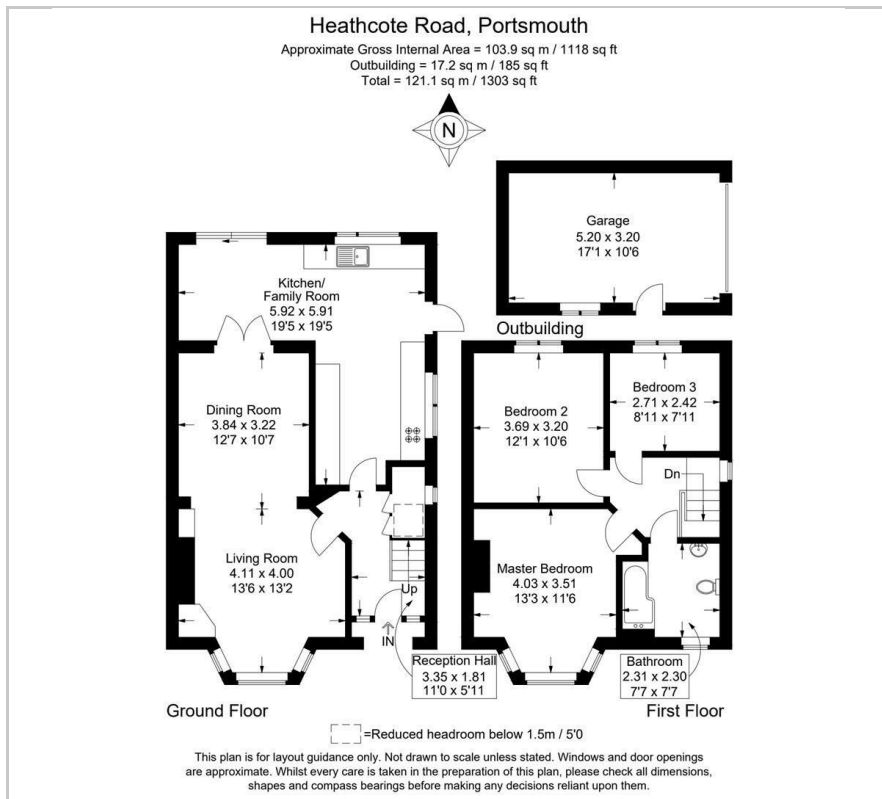
Early internal viewing is strongly recommended to fully appreciate the spacious accommodation and excellent location on offer.

Viewing

Please contact our Arden & Way Office on 02392 460 899 if you wish to arrange a viewing appointment for this property or require further information.



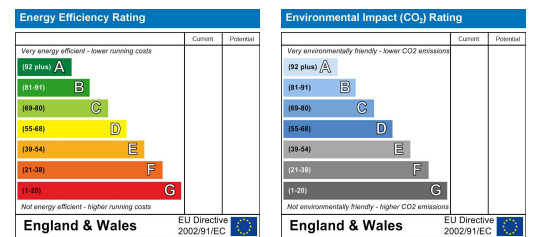
Floor Plan



Area Map



Energy Efficiency Graph



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