



**Price**  
**£220,000**

**Freehold**

2x  1x  2x 

**Manor Park Avenue,  
Portsmouth, Hampshire,  
PO3**

**OVER 60?**

Secure this property  
for up to **59% less!**

**cubitt&west**  
Helping you move forwards





## Main features

- Well presented starter home situated in Copnor
- Two separate living areas
- 4 piece bathroom suite on the ground floor
- Private rear garden
- Generous size bedrooms

## Accommodation

### GROUND FLOOR

Entrance Hall

Dining Room: 13'3 x 10'5 (4.04m x 3.18m)

Lounge: 13'5 x 13'3 (4.09m x 4.04m)

Kitchen: 11'11 x 8'6 (3.63m x 2.59m)

Bathroom

### FIRST FLOOR

Landing

Bedroom 1: 13'2 x 10'7 (4.02m x 3.23m)

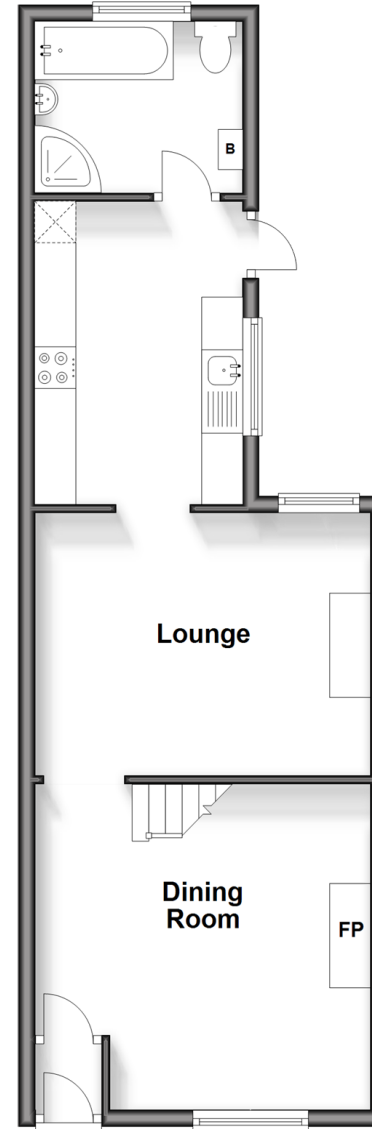
Bedroom 2: 13'2 x 10'6 (4.02m x 3.20m)

### OUTSIDE

Rear Garden

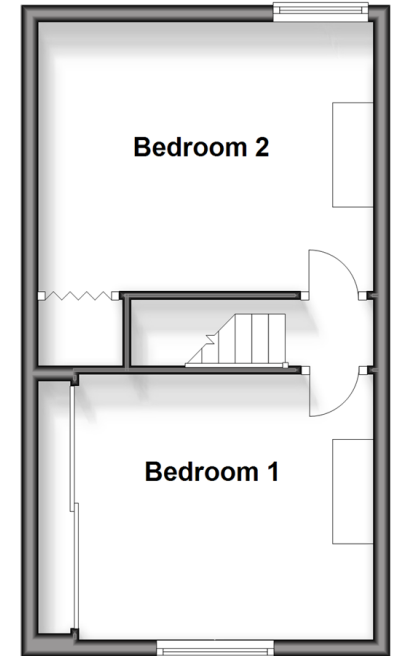
## Ground Floor

Approx. 44.1 sq. metres (474.3 sq. feet)



## First Floor

Approx. 30.2 sq. metres (324.9 sq. feet)



**Call Portsmouth - 023 9266 1213 ■ [cubittandwest.co.uk](http://cubittandwest.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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