



**Price**  
**£330,000**

**Freehold**

3x  1x  2x 

**Stubbington Avenue,  
Portsmouth, Hampshire,  
PO2**

**OVER 60?**

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

**cubitt & west**  
Helping you move forwards



## Main features

- Beautifully presented square bay and forecourt home
- Open plan kitchen space with separate toilet
- 2 additional living spaces
- Landscaped rear garden with pedestrian access
- Spacious double garage, suitable for a number of different uses

## Accommodation

### GROUND FLOOR

#### Entrance Hallway

- Lounge: 16'2 x 11'11 (4.93m x 3.63m)
- Sitting Room: 14'1 x 13'3 (4.30m x 4.04m)
- Kitchen: 15'9 x 10'1 (4.80m x 3.08m)
- Separate Toilet
- Conservatory Area: 8'4 x 8'1 (2.54m x 2.47m)

### FIRST FLOOR

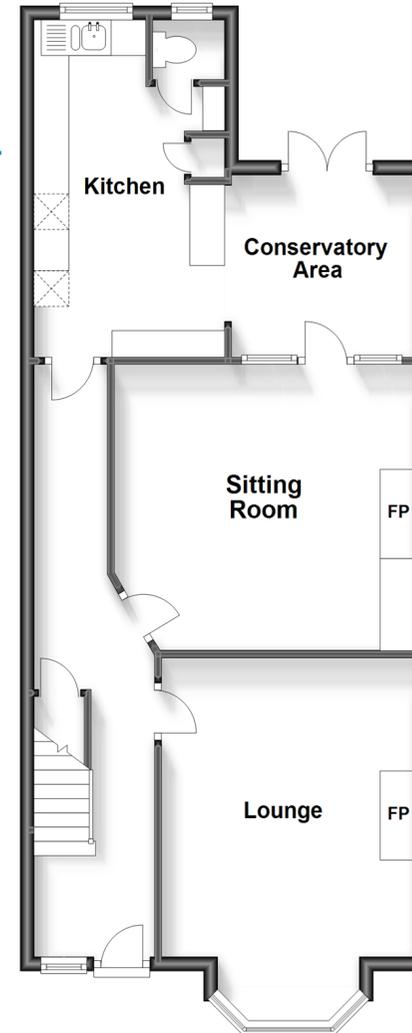
- Landing
- Bedroom 1: 15'9 x 12'2 (4.80m x 3.71m)
- Bedroom 2: 13'9 x 11'2 (4.19m x 3.41m)
- Bedroom 3: 10'3 x 6'9 (3.13m x 2.06m)
- Bathroom

### OUTSIDE

- Front Forecourt
- Rear Garden
- Garage

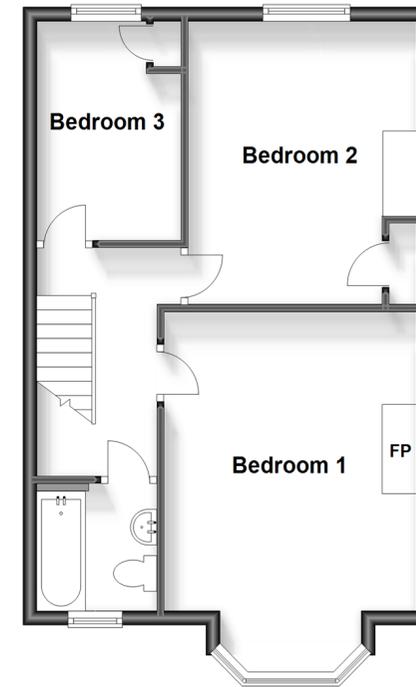
### Ground Floor

Approx. 66.8 sq. metres (719.5 sq. feet)



### First Floor

Approx. 46.2 sq. metres (497.3 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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