

Offers in excess of £240,000 | Leasehold

Anson Court, Gunwharf Quays, Portsmouth, PO1 3BG

LEADERS







Key Features & Description

- Investment Opportunity or Ideal Holiday Retreat
- One Bedroom Apartment
- Quiet Corner of Gunwharf Quays
- Open Plan Living/Dining/Kitchen Area
- Double Bedroom
- Allocated Underground Secure Parking Space
- South Facing Juliet Balcony
- Optional Furniture Included
- No Forward Chain
- EPC Rating C | Council Tax Band D

CHAIN FREE

Located on the first floor of the sought after Anson Court in a quiet corner within the Gunwharf Quays development, this well presented one bedroom apartment offers modern, low maintenance living in one of Portsmouth's most desirable waterfront locations. Service fee includes all water and sewage plus building insurance.

The apartment features a spacious open plan living, dining and kitchen area, complete with a South facing Juliet balcony that allows plenty of natural light and offers a bright and airy atmosphere. The contemporary kitchen is fully fitted and ideal for both everyday and entertaining. The generously sized double bedroom includes built in wardrobes, providing excellent storage solutions. One of the standout features of this apartment is the family bathroom, which benefits from a window for natural ventilation - a rare and highly sought after feature in Gunwharf Quays apartments. Ample storage cupboards throughout the apartment ensure functionality and convenience.

Access via a secure entrance with both lift and stairs access to all floors, the property also benefits from one allocated underground







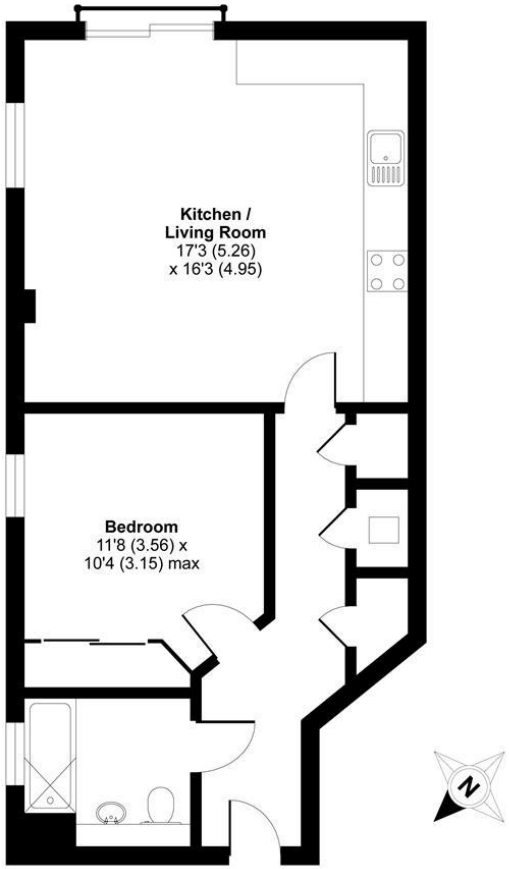






The Canalside, Gunwharf Quays, Portsmouth, PO1

APPROX. GROSS INTERNAL FLOOR AREA 592 SQ FT 54.9 SQ METRES



FIRST FLOOR

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Important Notice

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