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HUNTERS®

Portland Terrace, Southampton

Offers In Excess Of £200,000



A bright and well presented two-bedroom apartment offering generous and versatile living space of approximately 76.5 sq metres (823 sq ft). This well-designed home features a living room, a modern kitchen, two bathrooms, and ample hallway space, making it perfect for comfortable everyday living.

The living room (16'8" x 12'3") provides an excellent space for relaxing and entertaining, while the adjacent kitchen (12'7" x 12'0") is generously sized and well-equipped.

The master bedroom (14'3" x 12'1") benefits from its own en-suite bathroom, while the second double bedroom (10'0" x 11'8") offers flexibility for guests, a home office, or additional storage.

A further bathroom and intelligently designed hallway areas add to the convenience and practicality of this attractive property.

Located in a sought-after area with easy access to local amenities and transport links, this apartment presents an excellent opportunity for first-time buyers, or investors (as this property is currently let and it is on a Periodic Tenancy).

This bright & airy apartment is located on the higher floor (no lift).

Grade 2 listed

Currently let on a periodic tenancy.

Leasehold Years remaining on lease:

Remaining Lease: 103 Years approx.

Annual Service Charge Amount: £2,132 approx.

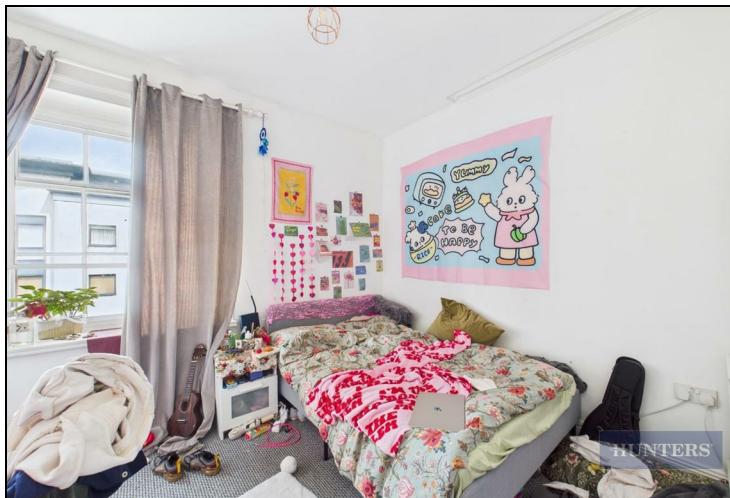
Leasehold Ground Rent Current Amount: £250 per annum approx.

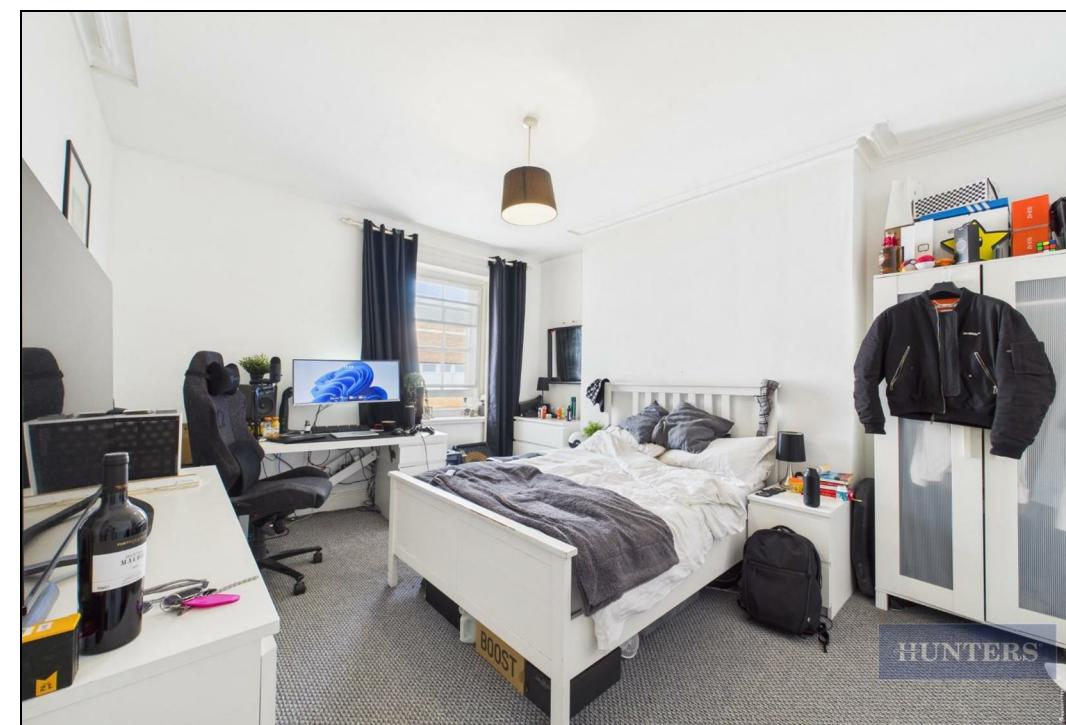
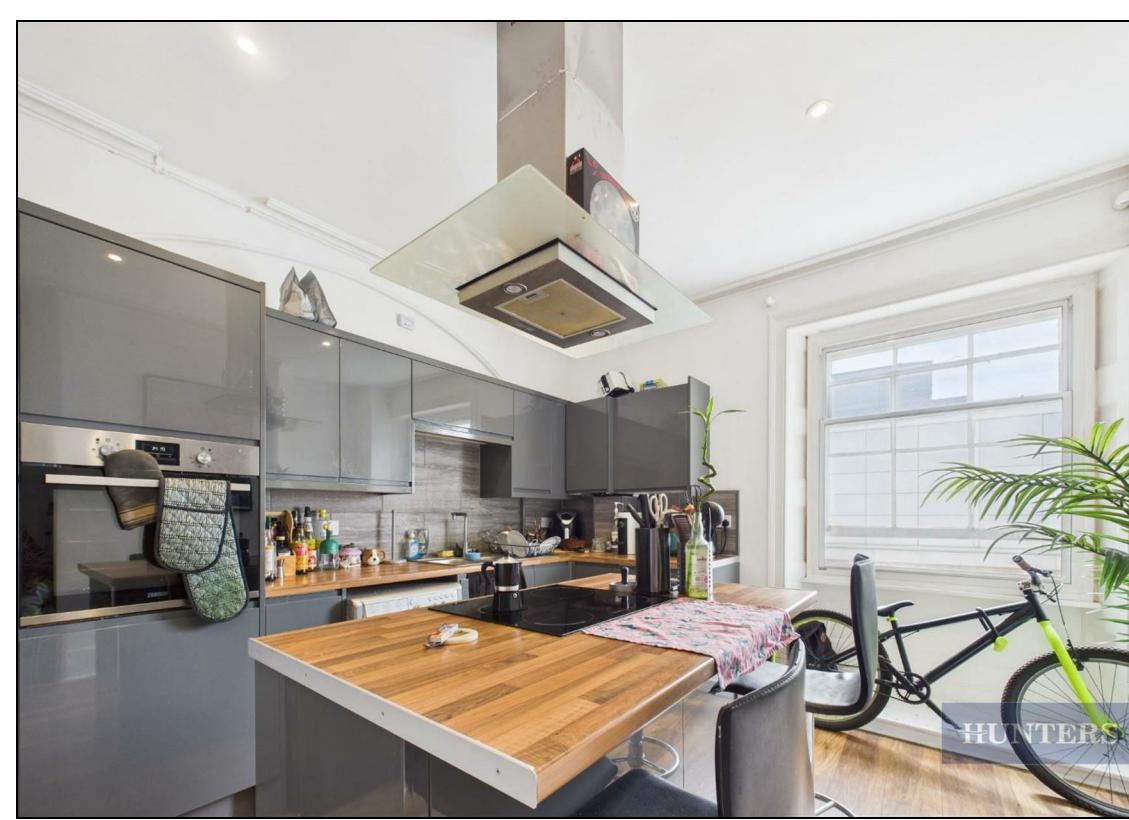
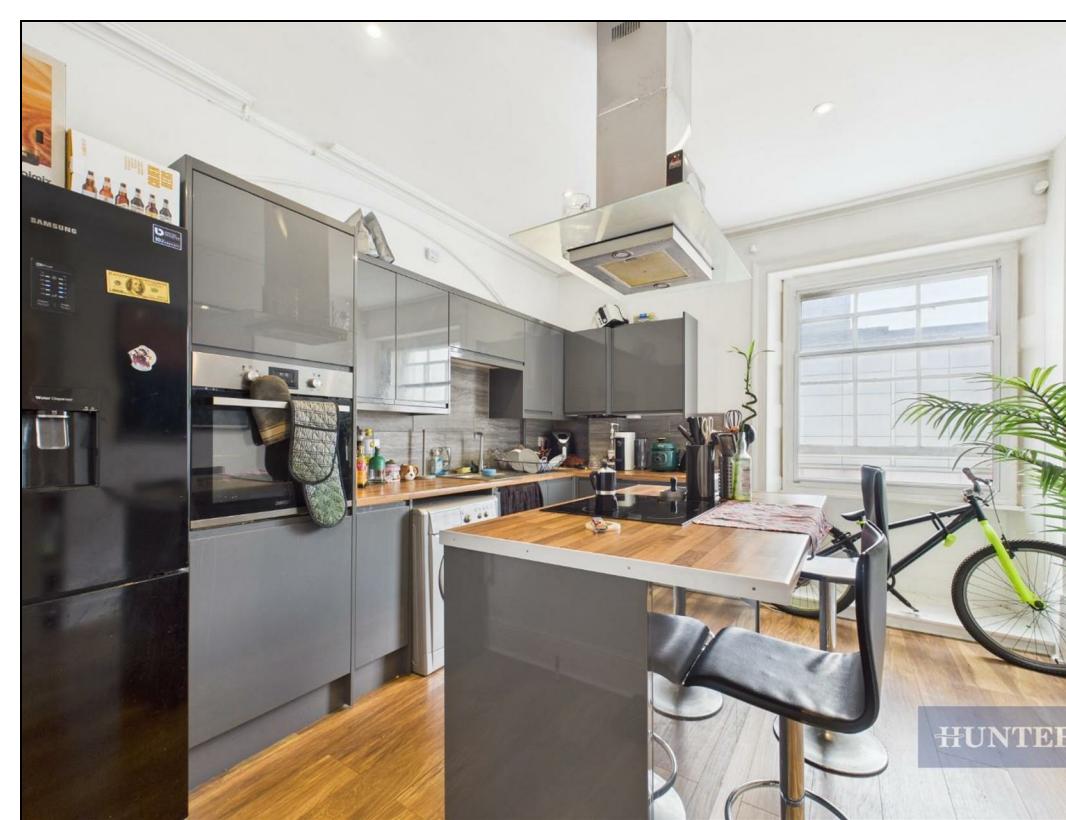
Ground Rent Review Period: Every 25 years

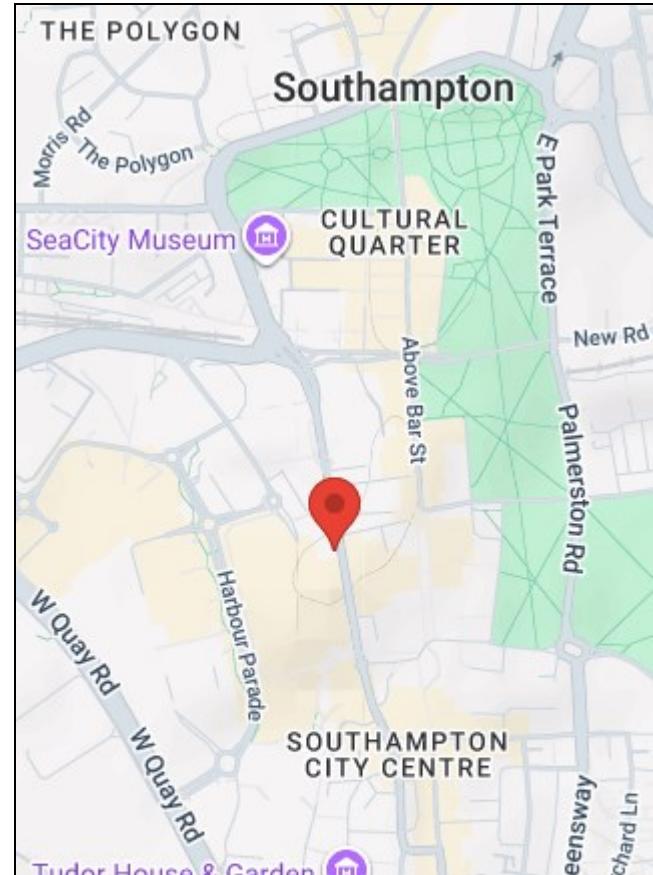
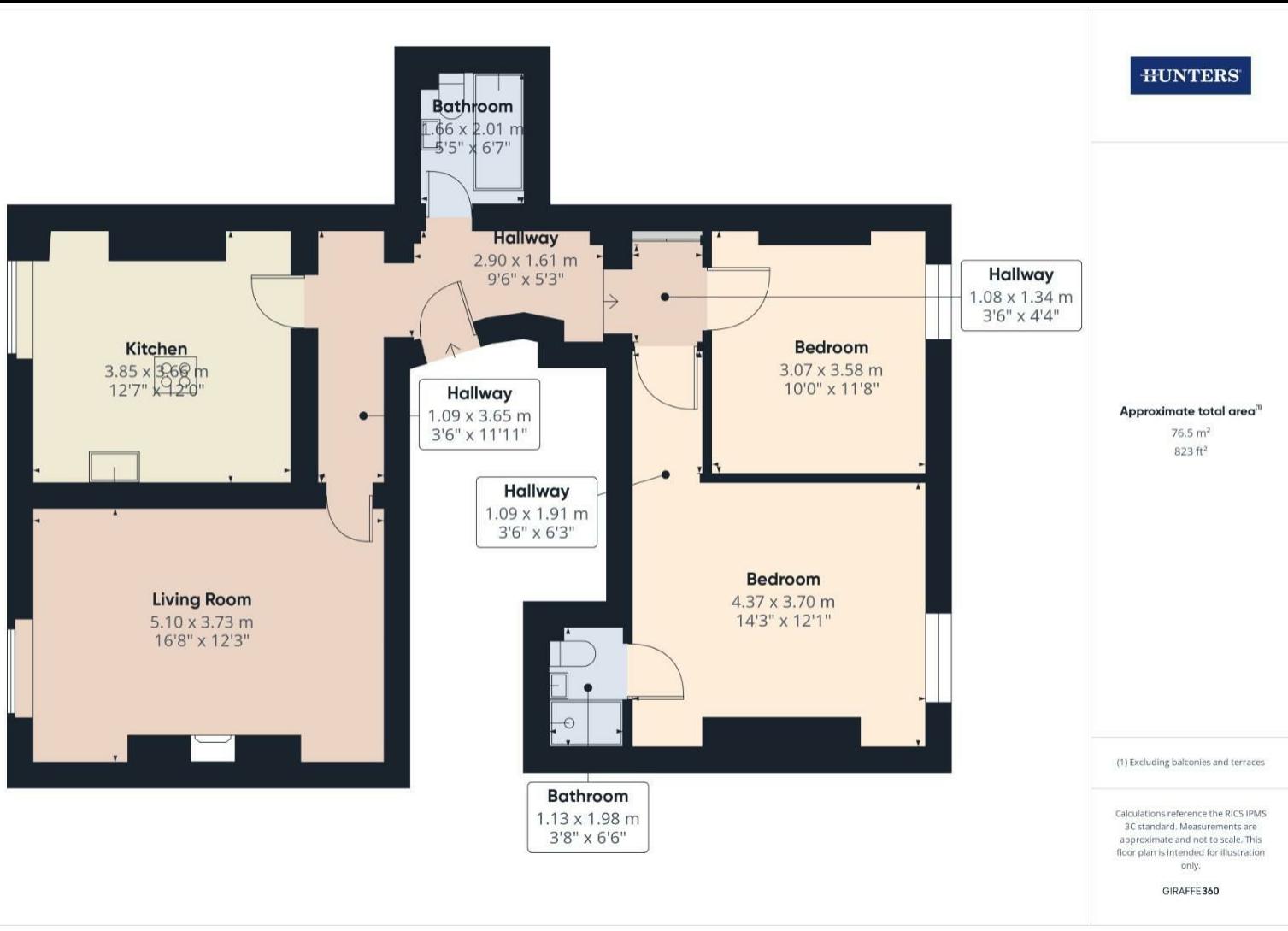
Next Increase will be to £500 due date 9th May 2028

KEY FEATURES

- Two Double Bedrooms
- Central Location
- No Forward Chain
- En-suite Shower Room
- Two Bathrooms
- Modern Kitchen
- Separate Lounge
- Walking Distance To Train Station
- Bus Links







Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	62	64
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating			
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

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