



36 Kirpal Road, Portsmouth
Portsmouth

Offers in Region of **£190,000**





36 Kirpal Road

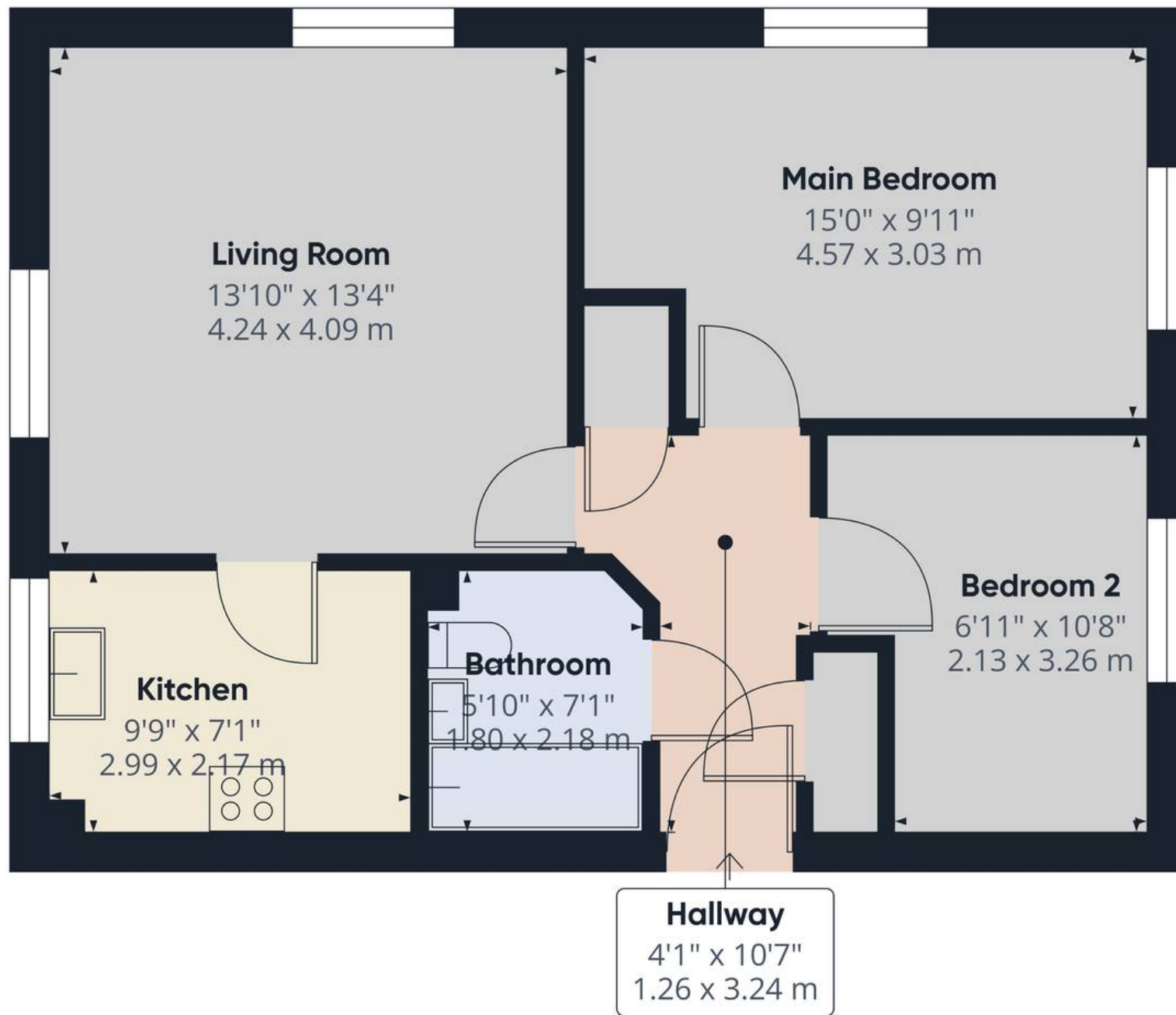
Portsmouth, Portsmouth

Immaculately Presented Two-Bedroom Flat – Ready to Move In, No Chain

Located in a sought-after area near Tamworth Park and Milton Common, this beautifully presented ground floor flat is ideal for first-time buyers or investors. The welcoming hallway features two generous storage cupboards, leading to a modern bathroom with shower over bath. The second bedroom offers flexible space for guests, a home office, or child's room. The main bedroom enjoys dual-aspect windows, creating a bright, restful space. The spacious living room also benefits from dual-aspect light, ideal for relaxing or entertaining. A well-equipped kitchen sits adjacent, featuring built-in cooker, ample units, and appliance space. Tastefully decorated throughout, the property includes allocated parking and is offered with no onward chain. With excellent transport links and local green spaces, this move-in-ready flat is a must-see. Early viewing highly recommended.

Material Information • Tenure: Leasehold • Council Tax: Band B • Electricity: Mains Supply • Heating: Gas • Water Supply: Mains supply • Sewage: Mains Supply • Broadband: Standard, Superfast and Ultrafast Fibre are all available in this area • Parking: Double garage • Mobile: Ofcom official website checker states that EE, Vodafone, O2 and Three available in the area • Flood Risk: Low risk





Approximate total area⁽¹⁾

604 ft²

56 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

GIRAFFE360



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