













P Permit
holders only
ME
4.30 - 6.30 pm



AT A GLANCE

-  Three Generous Bedrooms
-  Brand New Kitchen
-  Superb Bathroom With Shower Over
-  Stylish West Facing Garden
-  Living Room & Family Room
-  Downstairs Cloakroom WC
-  Freshly Decorated Throughout
-  Double Glazing & Gas Central Heating
-  Brand New Carpets
-  No Forward Chain!





ABOUT THE PROPERTY

Welcome to this beautifully modernized and refurbished traditional family home nestled in a sought-after no-through road. Boasting timeless charm combined with contemporary comforts, this property offers a perfect blend of character and convenience.

Upon entering, you're greeted by the warmth of a welcoming atmosphere that flows seamlessly throughout. The home features three generously sized double bedrooms, providing ample space for family and guests alike.

One of the highlights of this home is its brand-new kitchen, designed with modern living in mind. Featuring integrated appliances, including a fridge and freezer, oven, hob, and hood, cooking becomes a pleasure in this stylish culinary space. Whether you're whipping up a quick breakfast or hosting guests for your dinner party, this kitchen is equipped to meet all your culinary needs.

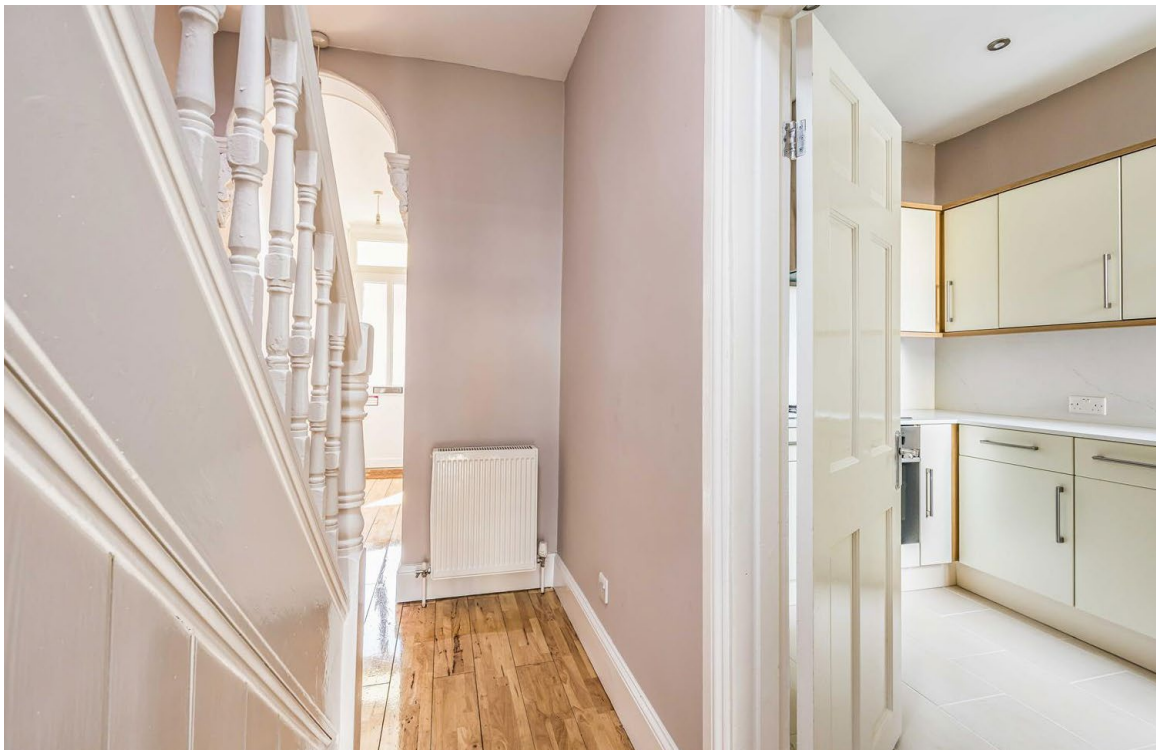
Step outside into the west-facing garden, where tranquillity awaits. The garden has been thoughtfully landscaped with an artificial lawn, ensuring a lush green oasis all year round with minimal maintenance. Enhancing the charm of the outdoor space, railway sleepers and fences in sleek black add a touch of contemporary elegance, creating the perfect backdrop for outdoor gatherings or simply unwinding after a long day.

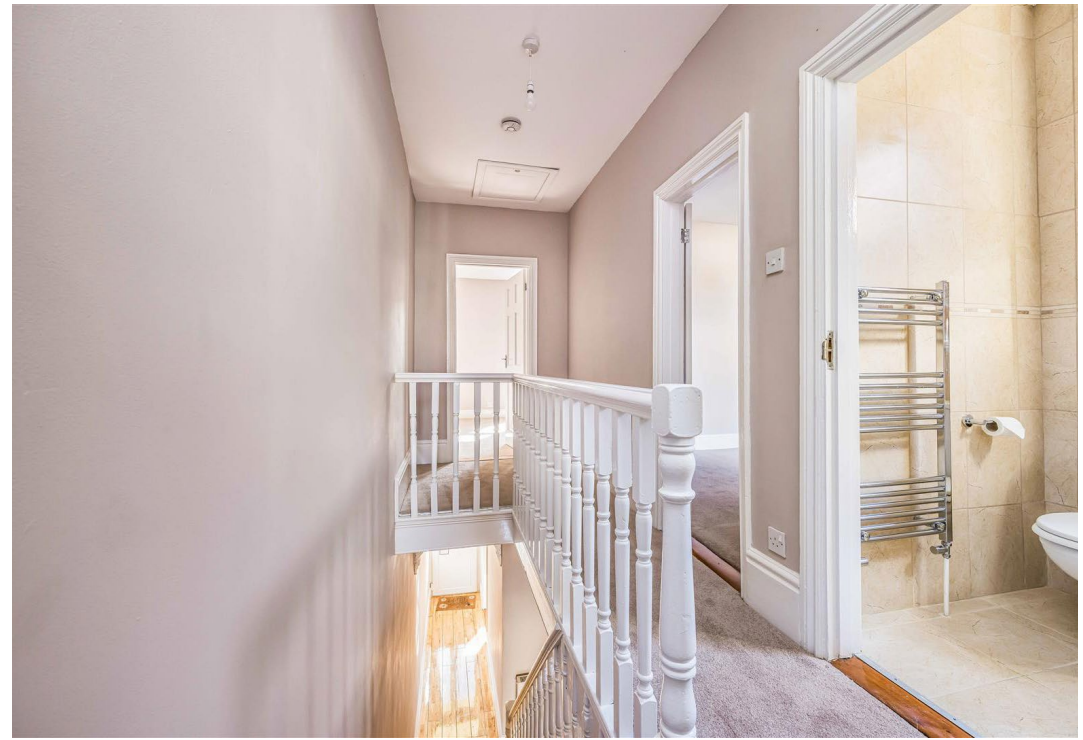




ABOUT THE PROPERTY

For those seeking convenience, this property is offered with no forward chain and vacant possession, providing a seamless transition for its new owners. Whether you're looking for a place to call home or an investment opportunity, this modernized family home offers the perfect combination of comfort, style, and convenience. Don't miss your chance to make this your own slice of paradise!

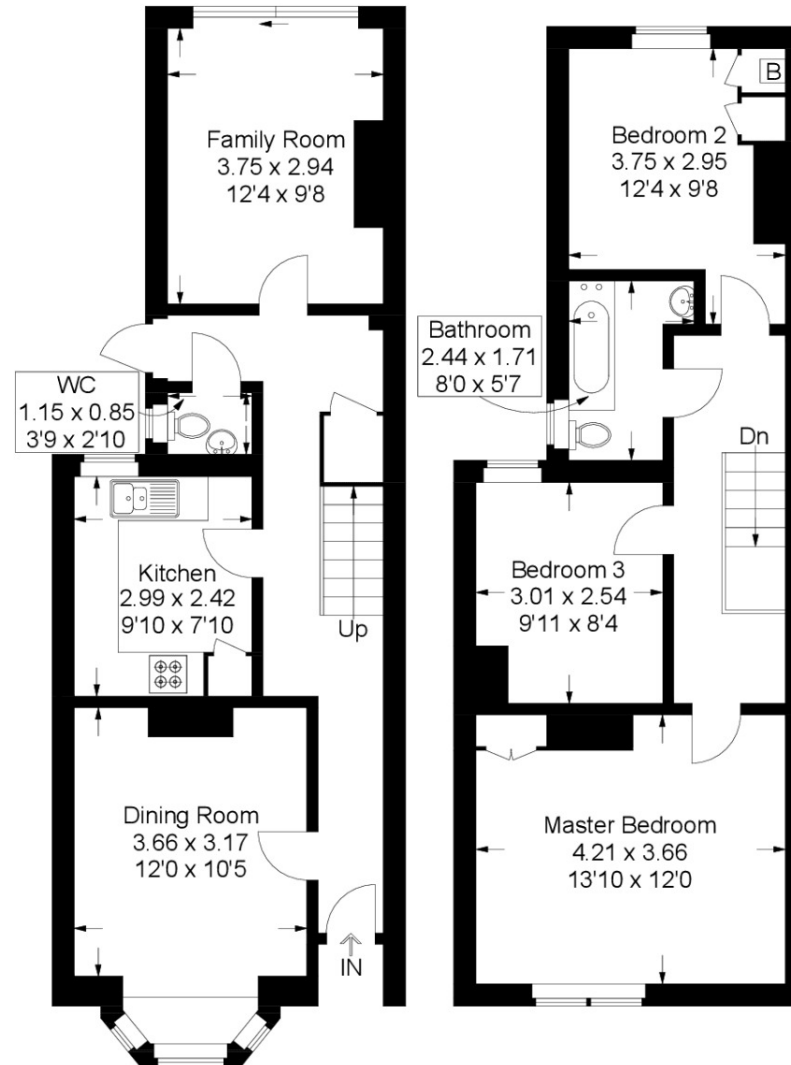






Frensham Road, Southsea

Approximate Gross Internal Area = 94.1 sq m / 1013 sq ft



Ground Floor

First Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

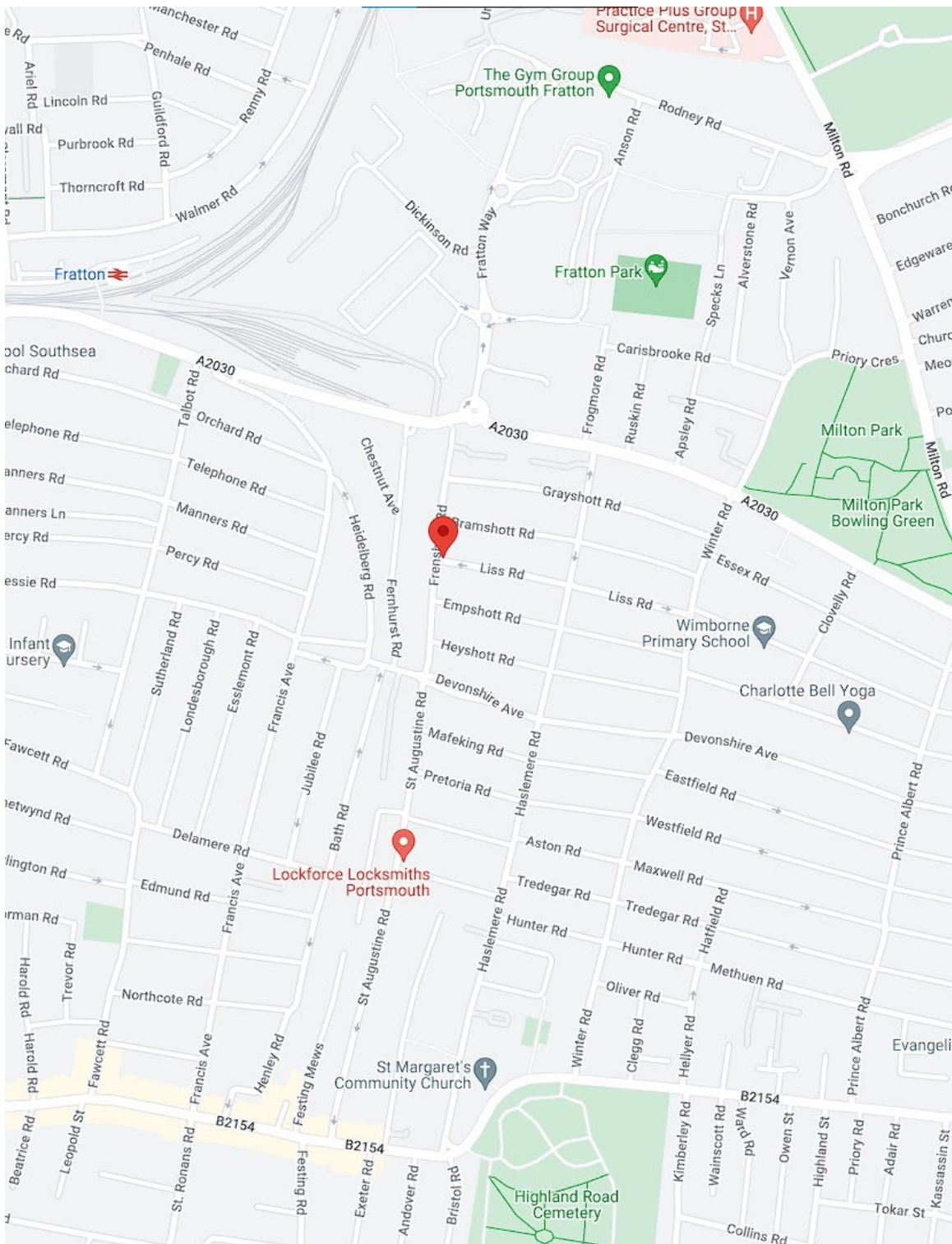


LOCATION

Located on the northern side of Southsea, just under 100m from The Pompey Centre, this area offers a plethora of amenities from supermarkets to eateries. A leisurely 20-minute stroll takes you to the seafront, where Southsea's charms await. Canoe Lake, home to swans and other wildlife, is an ideal spot for friends to gather, with cafes serving delectable treats. The lake also boasts a fantastic play park and a splash water area for children. Cross the road to reach the expansive five-mile stretch of beach, offering stunning views across the Solent to the Isle of Wight.

Portsmouth, known as the Great Waterfront City, hosts world-class attractions such as Gunwharf Quays, offering leisure and outlet shopping by the water's edge. Enjoy a meal with a view of passing boats and ships. With its rich naval history, the city is dotted with museums and Victorian architectural marvels. Sports enthusiasts can catch a game at Portsmouth City Football Club or join sailing and rowing clubs. Fitness buffs have access to gyms and cycle paths that connect the city with surrounding towns and villages. Portsmouth truly has something for everyone to enjoy.

Portsmouth is an international port which connects you with France and Spain and also now has world cruise liners.





THE AGENT

Christopher Smeed
Client Director - Sales & Lettings

Chris is an award winning director of estate agency and brings over 25 years of experience to the NEXA team. Winning Gold Best Customer Service 2021, he has continuously delivered excellent standards of customer service throughout his career and specialises in overcoming even the most challenging of property related cases.

The NEXA team is strengthened by having his passion and desire to succeed whilst retaining integrity and honesty throughout the sale process which is why his customers both old and new return time and time again.

Chris and his family are members at Emsworth & Hayling Island Sailing Clubs where he and his family sail.

Christopher Smeed, dedicated agent, loving husband and proud father of 4!

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[in](#) Christopher Smeed



WHY CHOOSE NEXA?

We are a different type of estate agency. We provide you with a local industry professional to act as your dedicated Client Director who will be your single point of contact. This means you only ever deal with one agent and you receive a seamless and transparent solution.

Our unique business model rewards our Client Directors on a highly competitive results-based structure. This enables us to source the best people for the job and to create a better experience for you, and a more rewarding and motivating experience for our staff.

Your Client Director is personally assigned to you and will provide a personal service from start to finish through the entire journey, available any time of day. This enables us to create a high-performance culture and a customer-centric estate agency.





NEED A MORTGAGE?

We work closely with a small, handpicked selection of professional mortgage brokers who can help you find the right mortgage. There are some great deals out there and a good mortgage broker can help you find them whilst also revealing the loopholes and limitations that apply. This will help to ensure that you find the best lender and agreement for your circumstances and plans. Talk to your NEXA Agent and they will arrange your meeting with one of our excellent mortgage brokers.

NEED A SOLICITOR?

Having worked in property for many years, we have been fortunate enough to build relationships with a number of excellent legal firms and solicitors that specialise in property transactions and contracts. We now work closely with these firms to ensure that our clients have access to the best legal support available in the City. Simply talk to your NEXA agent who will help you find the best solicitor for your needs.



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