





AT A GLANCE

- £ GUIDE PRICE £325,000 - £335,000**
- 🏠 STUNNING THREE BEDROOM TERRACE HOME
- 🏠 WELL PRESENTED THROUGHOUT
- 🏠 BEAUTIFUL OPEN PLAN KITCHEN/DINER
- 🏠 OUTBUILDING/WORKSHOP WITH POWER, LIGHT AND WATER
- 🏠 THREE GOOD SIZE BEDROOMS
- 🚿 UPSTAIRS BATHROOM
- 🌿 SOUTH FACING GARDEN, PAVED AND WITH ARTIFICIAL GRASS
- 📍 SOUGHT AFTER LOCATION
- 📍 CLOSE TO MILTON PARK AND LOCAL SCHOOLS





ABOUT THE PROPERTY

This beautiful Edwardian family home, nestled in the heart of Southsea, seamlessly blends timeless charm with modern comforts. From the moment you approach the property, the stunning red brick façade, accentuated by distinctive yellow brickwork, immediately showcases the craftsmanship of a bygone era, giving the home a unique character that stands out in this sought-after area.

Inside, the property is a true celebration of its heritage, with an array of original period features that add both charm and elegance. From the intricate coving and ceiling roses to the high ceilings and large windows, the home offers a sense of grandeur and light-filled spaciousness. Each room has been beautifully presented with tasteful décor, creating a warm and inviting atmosphere throughout.

The living spaces are perfect for family life, with the flexibility to cater to both formal and informal settings. With fresh décor and plush carpets the living room with feature bay window is a perfect place for the family and guests.





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The modern fitted kitchen with classic design, features an impressive brick tile back drop and is both practical and stylish, offering ample storage, sleek countertops, and integrated appliances, ensuring it's fully equipped for family meals or entertaining guests. The open plan room incorporates the dining area making this a functional space that retains its aesthetic appeal.

On the first floor you'll find three generous bedrooms all beautifully decorated, and two with luxury wood flooring. Off the hall is an upstairs contemporary white bathroom, equally impressive, featuring a chrome towel rail/radiator for added comfort and a fresh, clean design that complements the home's period charm.

One of the highlights of this home is its south-facing garden, which has been thoughtfully designed for low-maintenance living. The paved area and artificial grass provide a perfect space for outdoor dining, relaxation, or play, while requiring minimal upkeep. At the rear of the garden, a large wooden outbuilding/studio offers a versatile space with power, light





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and water. This area is ideal for use as a home office/workspace, gym, hobbies room, or even a guest suite, giving the home an added dimension of practicality and convenience.

This Edwardian gem combines the best of classic architectural detail with the benefits of modern living, making it a wonderful family home in one of Southsea's most desirable locations. Perfectly positioned, this property offers easy access in and out of the city, to local amenities, schools, parks, and the vibrant Southsea seafront, ensuring a lifestyle of comfort and convenience.

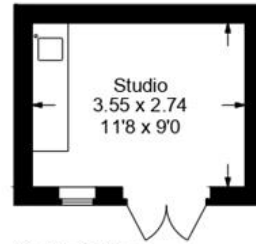
This home really is a must view to appreciate what is on offer.

Contact NEXA to book your viewing.

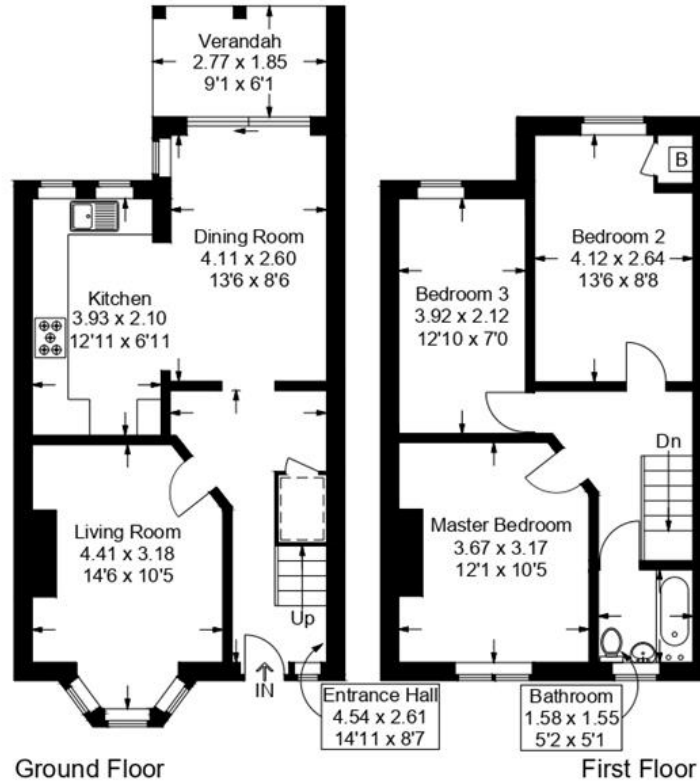
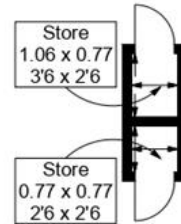


Meon Road, Southsea

Approximate Gross Internal Area = 83.1 sq m / 894 sq ft
Outbuildings = 11.5 sq m / 124 sq ft
Total = 94.6 sq m / 1018 sq ft



Outbuildings



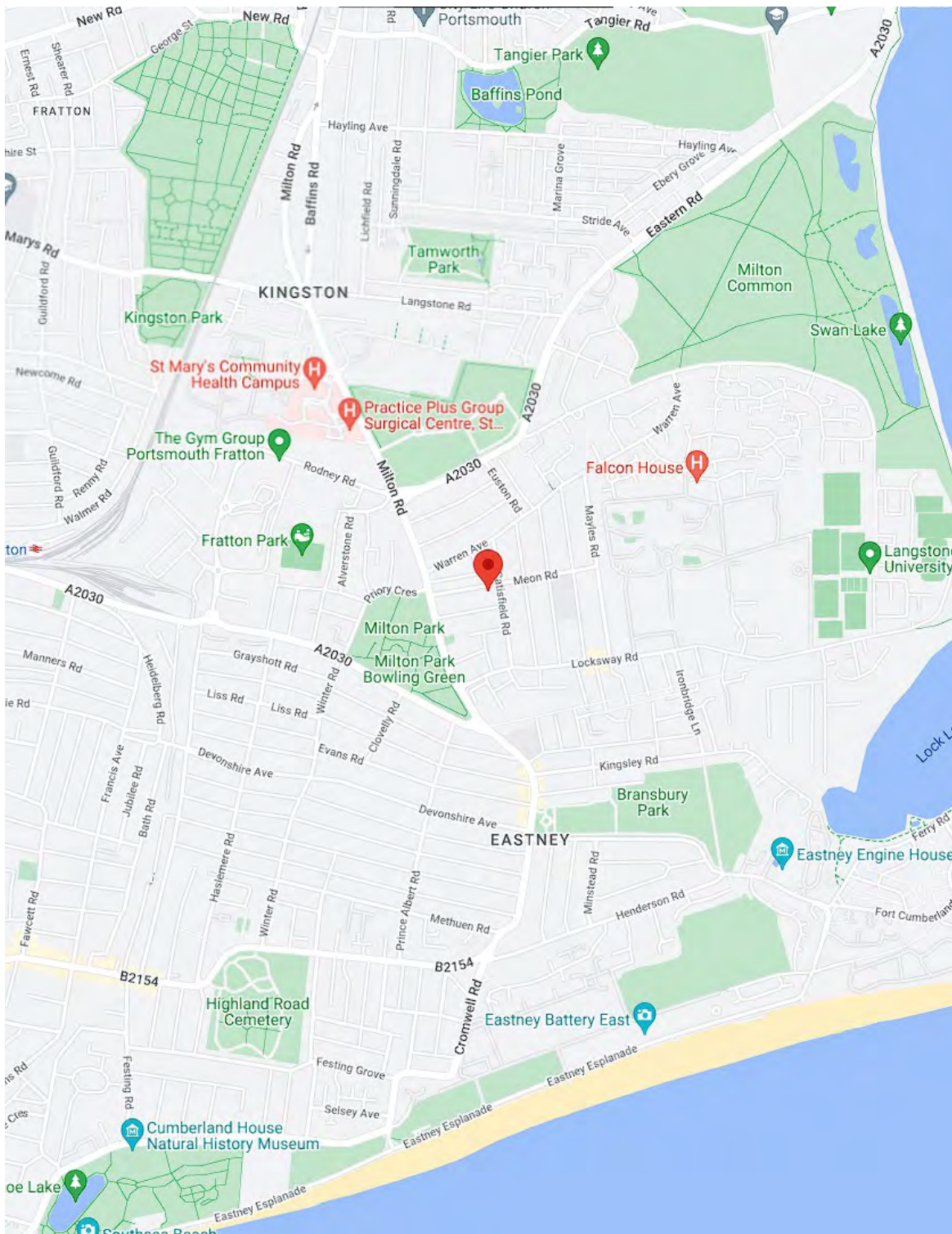
Ground Floor

First Floor

= Reduced headroom below 1.5m / 5'0

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

Southsea, located on the southern coast of Portsmouth in Hampshire, England, is a vibrant seaside community known for its eclectic mix of culture, history, and modern amenities. It appeals to a diverse population, including young professionals, families, and retirees, thanks to its range of housing options, from Victorian and Edwardian terraces to modern apartments and seaside villas.

The area boasts excellent amenities, including shops, restaurants, bars, and independent cafes, particularly along Palmerston Road and Albert Road. Southsea Common, a large open green space, is perfect for outdoor activities and hosts regular events and festivals. The seafront, with its historic pier, beach, and promenade, offers scenic views of the Solent and Isle of Wight.

Families benefit from access to good schools, and the University of Portsmouth is nearby, creating a lively student presence. Transport links are strong, with Portsmouth Harbour and Southsea station providing easy rail connections to London, while the M27 motorway offers quick access to other parts of the South Coast.

Southsea's combination of seaside charm, urban convenience, and community spirit makes it a popular choice for those seeking a vibrant yet relaxed lifestyle with easy access to both nature and city amenities.



THE AGENT

Dominic Kearney
Client Director - Sales & Lettings

Dominic joined the Property Industry in January 2009 with a local Independent Agent in Southsea starting as a Junior Negotiator. Always ambitious and with his dynamic, proactive approach it was not long until Dominic was promoted to a Senior Negotiator in less than 12 months. In 2014 Dominic was finally shown further recognition of his work, which had seen the office break yearly office targets and expectations every year since his introduction. He was promoted to Branch Manager and stayed very loyal to the same agency improving their place in the Hampshire market to become one of the most recognised lettings agents in the area. In April 2018 Dominic was approached to join NEXA, having known Neil in the Industry and was employed as Client Director of Sales and Lettings. The unique approach employed by Nexa was the main attraction knowing that he can provide a customer based approach to all of his clients. His knowledge of the sales and lettings market is excellent and with over 10 years experience in the industry, he is an integral part of the NEXA team.

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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.

NEXA

PROPERTIES



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