



**Westfield Road, Southsea PO4 9ER**



**welcome to**

**Westfield Road, Southsea**

Fox & Sons Southsea are proud to offer this stylish two-bedroom Victorian home on sought-after Westfield Road. Just moments from the seafront and Albert Road, it features a living room and dining room space, and a modern kitchen. To view this property, please call us in branch today on 02392 293100



We at Fox & Sons Southsea are delighted to present for sale this beautifully appointed two-bedroom Victorian terraced home situated on the ever-popular Westfield Road. This charming residential location places you just a short stroll from Southsea Seafront, the vibrant amenities of Albert Road, and an array of independent cafés, restaurants, and boutique shops.

The internal accommodation offers an inviting blend of period character and modern comfort. The ground floor features a spacious Living and Dining Room, enhanced by attractive wood-effect flooring and generous natural light. To the rear sits a contemporary fitted Kitchen, complete with appliances and elegant French doors that open directly onto the south-facing rear garden, creating a seamless indoor–outdoor flow.

Upstairs, the first floor comprises two well-proportioned bedrooms, both tastefully presented, along with a modern bathroom suite finished to a high standard.

The enclosed rear garden is predominantly laid to lawn, offering a peaceful and private outdoor space that enjoys an enviable southerly aspect—perfect for relaxing or entertaining during the warmer months.

## **Porch**

## **Living Room**

11' 11" x 9' 10" ( 3.63m x 3.00m )

## **Hallway Leading :-**

## **Dining Room**

13' 2" x 10' 7" ( 4.01m x 3.23m )

## **Kitchen**

15' 5" x 8' 6" ( 4.70m x 2.59m )

## **First Floor Landing**

## **Main Bedroom**

13' 2" x 12' ( 4.01m x 3.66m )

## **Bathroom**

6' 7" x 8' 9" ( 2.01m x 2.67m )

## **Bedroom Two**

10' 9" x 7' 4" ( 3.28m x 2.24m )



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welcome to

## Westfield Road, Southsea

- TWO BEDROOM FAMILY HOME
- UPSTAIRS BATHROOM
- SOUTH FACING REAR GARDEN
- MODERN AND BRIGHT THROUGHOUT
- CENTRAL SOUTHSEA LOCATION

Tenure: Freehold EPC Rating: C

Council Tax Band: B

# £275,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SOS106507 - 0002

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