

FOR SALE



Marlin Close, Rowner
Asking Price Of £222,000

MARTIN & CO

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- No Forward Chain
- Parking
- Close To Amenities
- Gas Central Heating
- Cul-De-Sac

Two bedroom mid-terraced house in a quiet cul-de-sac within a popular location. No forward chain, this will be perfect for a first time buyer.

Charming Two-Bedroom Mid-Terraced Home with Parking – No Forward Chain!

Ideal for first-time buyers or investors, this well-presented two-bedroom property offers parking, great living space, and fantastic potential in a sought-after location.

Property Overview:

Upon entering, you are welcomed into a bright and inviting reception room, featuring a fireplace and a handy under-stairs storage cupboard.

Moving into the spacious kitchen, you'll find:

A gas combi boiler for efficient heating.



Ample space for a dining table and chairs.
Patio doors leading to the rear garden.

Outdoor Space:

The low-maintenance garden features a newly laid patio, making it a great spot for entertaining. With a little TLC, the lawn could be transformed into a beautiful outdoor retreat.

Upstairs:

A well-appointed bathroom.
Two generously sized bedrooms, including a spacious front bedroom with built-in storage.

Why You'll Love It:

- ✓No forward chain – a hassle-free purchase.
- ✓Popular location with great amenities nearby.
- ✓Tons of potential to make it your own.

Don't miss out on this fantastic opportunity – contact us today to arrange a viewing!

HMRC COMPLIANCE All sellers and buyers will be required to complete online identity checks provided by MoveButler. The cost of these checks is £60 inc. VAT per person which is paid in advance, directly to MoveButler. This charge verifies your identity in line with our obligations as agreed with HMRC.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		89 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		





Martin & Co Portsmouth, Fareham and Gosport

Main Office: 4 Grove Road South • Southsea • PO5 3QT

T: 02392 987001 • E: portsmouth@martinco.com

02392 987001

<http://www.martinco.com>

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