



**9A STAFFORD ROAD  
PORTSMOUTH, PO5 2AD**

**£3,750 PCM**

STUDENT PROPERTY 2026/2027 : \* BILLS INCLUDED\* : SUPERB 5 DOUBLE BEDROOM SEMI-DETACHED HOUSE, SITUATED CLOSE TO THE EVER POPULAR ALBERT ROAD with its ABUNDANCE OF BARS, RESTAURANTS, COFFEE SHOPS and UNIQUE SHOPS. The property BOASTS NETFLIX and 50" 4 K T.V.'s in EVERY ROOM and LOUNGE with VIRGIN BROADBAND. GOOD SIZE COMMUNAL LOUNGE, FITTED KITCHEN with APPLIANCES including 2 FRIDGE/FREEZERS, TWO BATHROOMS and a SEPARATE SHOWER ROOM and has the BENEFIT of GAS CENTRAL HEATING. THIS SPACIOUS HOUSE MUST BE SEEN TO APPRECIATE THE STANDARD OF ACCOMMODATION.

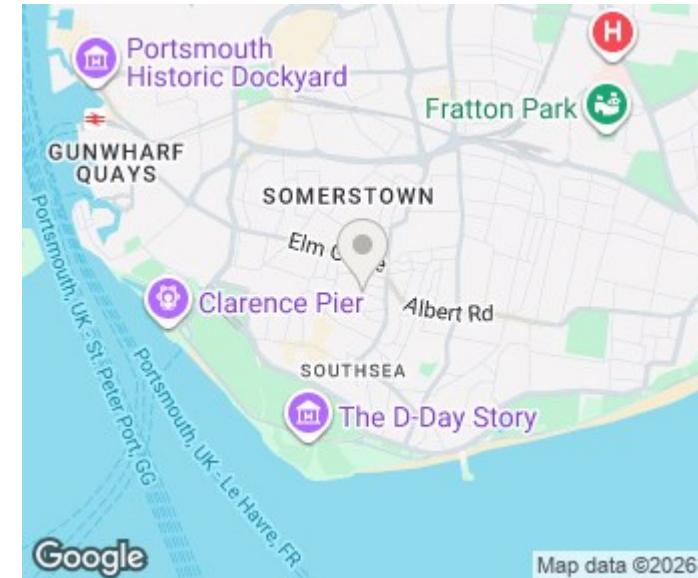


RENT - £3,900 (£780 PER PERSON PCM)

DEPOSIT - £3,900 (£780 PER PERSON)

HOLDING DEPOSIT - £900 (£180 PER PERSON)

BILLS ALL INCLUDED



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D	57	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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