Jeffries & Dibbens
estate and letting agents

JUSTFLATS

2 ALDFORD HOUSE
BOUNDARY WALK, KNOWLE, PO17 5GA



£190,000 Leasehold

Situated within the sought-after residential setting of Knowle Village, this well-presented two-bedroom apartment offers convenient ground floor access to the front, while its elevated position to the rear provides a pleasant outlook. The accommodation comprises two double bedrooms, an open-plan living and dining area with a modern fitted kitchen, and a contemporary bathroom. Further benefits include gas central heating and an allocated parking space conveniently located to the rear of the building. To arrange your viewing, please contact our Fareham Office.







ENTRANCE HALL

KITCHEN/DINER

18' 8" x 15' 3" (5.69m x 4.65m)

BEDROOM ONE

14' 11" x 8' 11" (4.55m x 2.72m)

BEDROOM TWO

11' 6" x 8' 2" (3.53m x 2.49m)

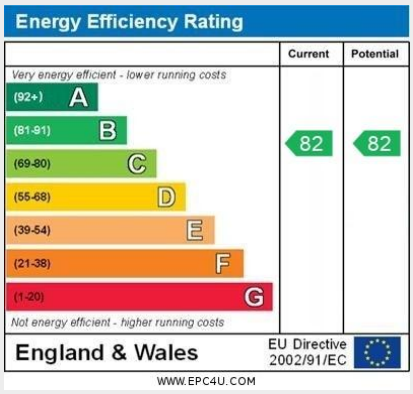
BATHROOM

ALLOCATED PARKING

COMMUNAL ENTRANCE

AGENTS NOTE

There are stairs leading to the allocated parking at the rear of the building.









LEASE INFORMATION:

As of August 2026, the vendor has informed us that the lease details are as follows:-

Tenure: Leasehold

Landlord/Managing Agent: A2 Dominion.

Balance of Lease: 107 years remaining.

Ground Rent Charges: £200 per annum.

Ground Rent Review Period: Yearly.

Maintenance/Service Charges: £211.03 per month.

Maintenance /Service Charges Review Period: Yearly.

Building Insurance: Included in Service Charge.

Confirmation of all charges relating to this property should be confirmed by your solicitor prior to any exchanging of contracts.

GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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