



£290,000
43 Lancaster Close
Lee-on-the-Solent, PO13 9AY

PROPERTY SUMMARY

Within close proximity to Lee on Solent beach and the high street's wide range of shops and amenities, this four bedroom semi-detached house has huge potential. Although requiring modernisation throughout, the property boasts generous accommodation with four well-proportioned bedrooms, a kitchen/breakfast room and a large living room. The property has two bathrooms including a shower room on the ground floor that has recently been refitted, with a further bathroom on the first floor. Other features include a garage in a block, a utility room and private parking. Please call us in our Stubbington branch to book a viewing today and avoid missing out.





PORCH 8' 7" x 6' 0" (2.62m x 1.83m)

ENTRANCE HALL

LOUNGE 14' 10" x 12' 11" (4.52m x 3.94m)

KITCHEN/DINER 12' 11" x 12' 02" (3.94m x 3.71m)

UTILITY ROOM 8' 0" x 5' 10" (2.44m x 1.78m)

SHOWER ROOM 4' 05" x 6' 04" (1.35m x 1.93m)

MASTER BEDROOM 15' 9" x 11' 10" (4.8m x 3.61m)

LANDING

BEDROOM 2 11' 10" x 9' 1" (3.61m x 2.77m)

BEDROOM 3 8' 0" x 9' 0" (2.44m x 2.74m)

BEDROOM 4 8' 11" x 6' 7" (2.72m x 2.01m)

BATHROOM 8' 2" x 7' 10" (2.49m x 2.39m)

OUTSIDE

PARKING

FRONT GARDEN

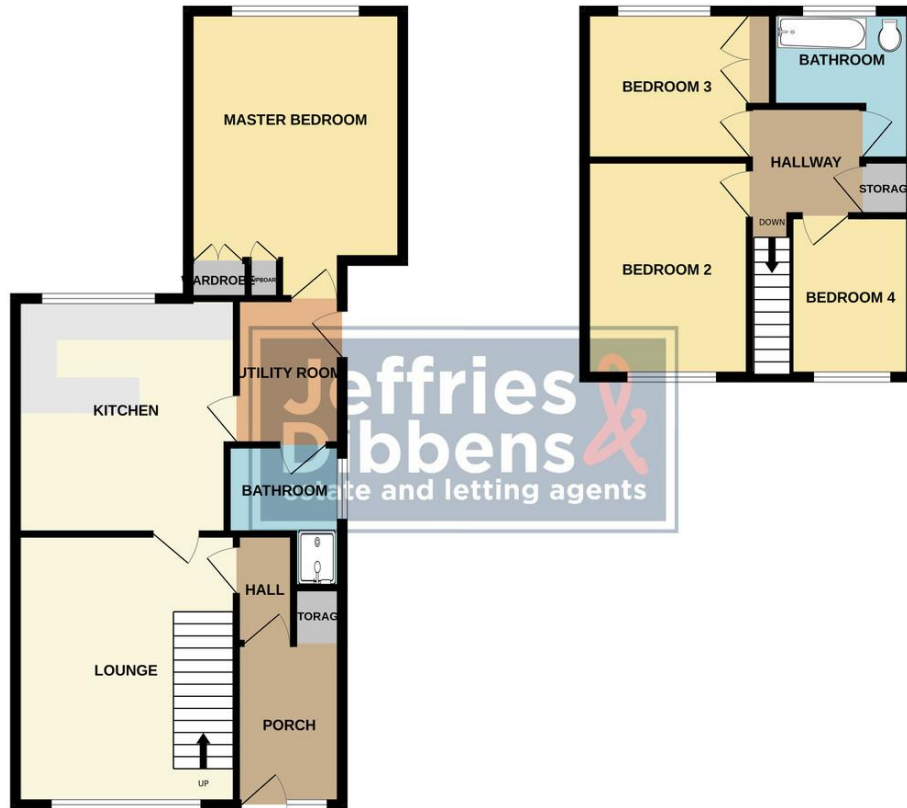
REAR GARDEN

GARAGE



GROUND FLOOR

1ST 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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LOCAL AUTHORITY
Gosport Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band D

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	64 D	
39-54	E		
21-38	F		
1-20	G		

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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