



£220,000
24 Harrier Close
Lee-on-the-Solent, PO13 8LB

PROPERTY SUMMARY

This charming property is located in Lee on the Solent close to local amenities and the beach. Having been renovated throughout with a sleek new kitchen, brand new double glazing, a re-fitted shower room and a new combi boiler, this property is an ideal starter home and really is a 'turn-key' home. Internally this freehold, end of terrace house comprises an entrance porch, living space with a glass pocket sliding door into the kitchen, landing, shower room and double bedroom. Outside, there is a pleasing front garden fully enclosed by a picket fence and a separate rear garden laid to low maintenance shingle with flower beds and a summer house. Further benefits include allocated parking, good school catchments and a stunning outlook over the green. Call us now in our Stubbington office to book in your viewing and avoid missing out.





ENTRANCE

LIVING ROOM 12' 7" x 12' 7" (3.84m x 3.84m)

KITCHEN 12' 7" x 5' 6" (3.84m x 1.68m)

LANDING with built in storage

SHOWER ROOM 6' 2" x 5' 7" (1.88m x 1.7m)

DOUBLE BEDROOM 12' x 11' 4" (3.66m x 3.45m)

OUTSIDE

FRONT GARDEN

PARKING

REAR GARDEN



GROUND FLOOR

1ST FLOOR



LOCAL AUTHORITY
Gosport Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band B

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		92 A
81-91	B		
69-80	C		
55-68	D	68 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

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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