

OFFERS IN EXCESS OF £140,000

ZEUS LANE, PURBROOK, WATERLOOVILLE, PO7 8AQ



- One Double Bedroom Purpose
- Entrance Lobby & Hallway
- Lounge/Diner
- Fitted Kitchen
- Bathroom
- Double Glazing
- Gas Central Heating
- Front Courtyard
- External Storage
- Purpose Built First Floor Flat

Portchester Office

92 West Street Portchester Hampshire PO16 9UQ

Tel: 02392 327 070 | E: portchester@fenwicks-estates.co.uk

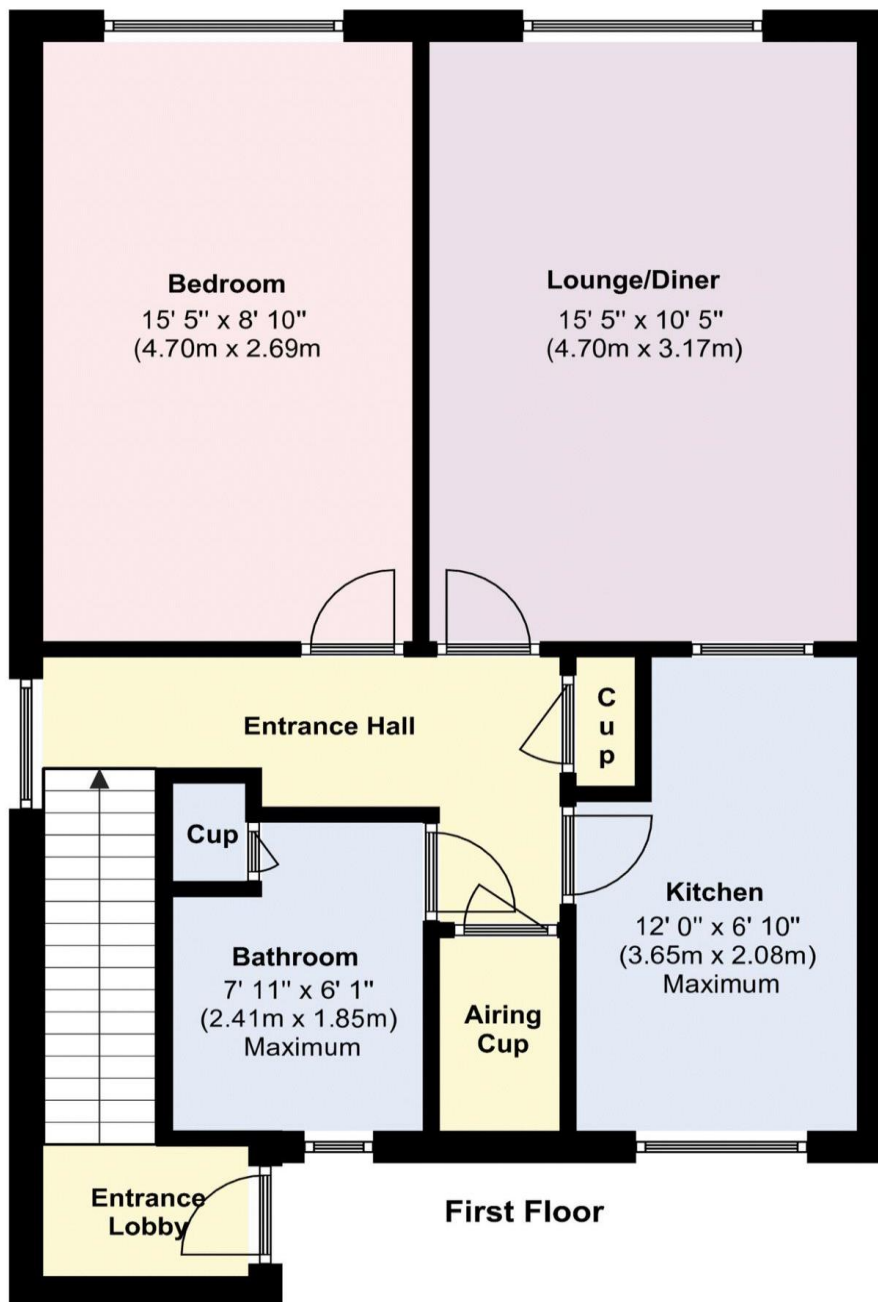
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Property Reference: P2551

Council Tax Band: A

Floor Plans (For illustrative purposes and not drawn exactly to scale)



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The Accommodation Comprises:-

Double Glazed composite front door into:

Entrance Lobby:-

Cupboard housing meters and flat ceiling. Stairs to:

Entrance Hall:-

Double glazed window to side elevation, radiator, deep airing cupboard with light, power connected and housing Vaillant gas central heating boiler, further storage cupboard, access to loft storage and flat ceiling. Doors to:

Lounge/Diner:-

15' 5" x 10' 5" (4.70m x 3.17m)

Double glazed window to rear elevation, TV aerial point, space for table and chairs, radiator, serving hatch to kitchen and coving to flat ceiling.



Kitchen:-

12' 0" x 6' 10" (3.65m x 2.08m) Maximum Measurements

Double glazed window to front elevation, fitted range of matching base and eye level storage units, roll top work surfaces, single bowl stainless steel sink unit with mixer tap, part tiled walls, space for cooker, space for tall fridge/freezer, space and plumbing for washing machine, tiled floor and coving to flat ceiling.



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Bathroom:-

7' 11" x 6' 1" (2.41m x 1.85m) Maximum Measurements

Obscured double glazed window to front elevation, white suite comprising: P-shaped panelled bath with mixer tap and handheld shower attachment, curved shower screen, close coupled WC, pedestal wash hand basin with mixer tap, tiled walls, chrome heated towel rail, storage cupboard with slatted shelves and flat ceiling.



Bedroom:-

15' 5" x 8' 10" (4.70m x 2.69m)

Double glazed window to rear elevation, radiator and coving to flat ceiling.



Outside:-

Courtyard and small garden area to front, pathway to property and outside storage cupboard.



Agent's Note:-

This property is leasehold and the details are:
Lease 125 years from 18/5/1987, lease has 88 years remaining
Service charges & building insurance £103.58 per month (£1,242.96 per annum)
Ground rent is Peppercorn.

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