



GUIDE PRICE
£280,000 - £300,000
70 Kings Road
Gosport, PO12 1PY



PROPERTY SUMMARY

Guide Price £280,000 - £300,000 Located just off the popular Stoke Road a short walk from the main town centre is this deceptively spacious three bedroom family home. This must see property has so much to offer including three double bedrooms, two reception rooms, kitchen/diner, first floor modern shower room, low maintenance garden with parking to the rear and so much more. Call our Gosport office now to arrange an internal inspection on this fantastic property.





ENTRANCE PORCH

LOUNGE 13' 11" x 11' 9" (4.26m x 3.60m)

DINING ROOM 11' 6" x 11' 9" (3.52m x 3.59m)

KITCHEN 9' 5" x 20' 3" (2.89m x 6.19m)

STAIRS & LANDING

BEDROOM 1 11' 7" x 11' 8" (3.54m x 3.58m)

BEDROOM 2 8' 8" x 11' 9" (2.65m x 3.59m)

BATHROOM

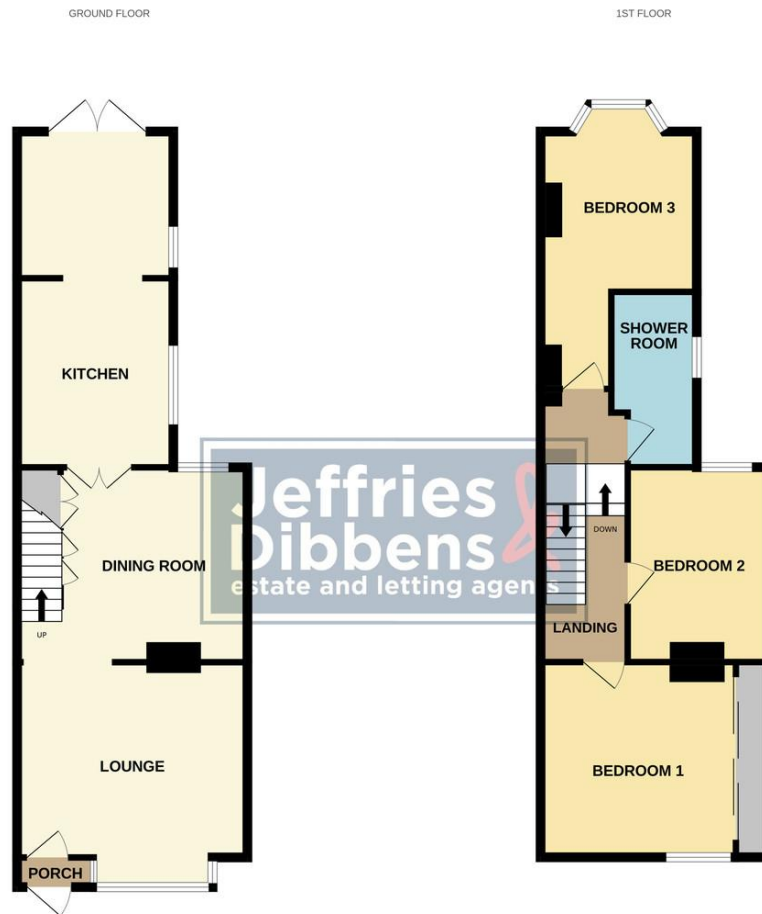
BEDROOM 3 9' 9" x 10' 1" (2.98m x 3.09m)

ENCLOSED REAR GARDEN Off Road Parking

AGENT NOTES

- Freehold
- EPC Rating F
- Council Tax Band B





Jeffries & Dibbens
estate and letting agents

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. Made with Metropix ©2024

LOCAL AUTHORITY
Gosport Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band B

VIEWINGS
By prior appointment only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		82
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G	24	
Not energy efficient - higher running costs			
England, Scotland & 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



OFFICE ADDRESS
126 High Street, Gosport,
Hampshire, PO12 1DU

CONTACT
02392 602 155
gosport@dibbensproperty.co.uk
www.jdea.co.uk