

**£350,000**  
**Chantry Road**  
Gosport, PO12 4NG



## PROPERTY SUMMARY

Located in the popular Elson area, this generously sized three-bedroom end-of-terrace property offers flexible living across three floors, perfect for families or those needing extra space to work or relax at home. The home features a loft conversion, creating a spacious master bedroom with en-suite, making up one of three double bedrooms. There is a bathroom on each floor, providing convenience for all household members and guests. On the ground floor, the property offers two reception rooms, a modern kitchen (refitted in 2023), and a bright sun room with skylight, an ideal space for dining, relaxing, or working from home. Outside, you'll find a well-maintained garden with a summer house, along with a garage to the rear and driveway with parking for 2 cars to the front. Viewing is highly recommended.







#### **ENTRANCE HALL**

**LOUNGE** 14' 7" x 10' 7" (4.47m x 3.25m)

**DINING ROOM** 12' 2" x 9' 3" (3.73m x 2.83m)

**KITCHEN** 8' 2" x 7' 4" (2.51m x 2.26m)

**SUN ROOM** 11' 3" x 9' 8" (3.45m x 2.95m)

**UTILITY ROOM/SHOWER ROOM** 7' 4" x 6' 0" (2.24m x 1.83m)

**BEDROOM TWO** 14' 7" x 9' 3" (4.47m x 2.82m)

**BEDROOM THREE** 12' 0" x 10' 4" (3.66m x 3.15m)

#### **BATHROOM**

**BEDROOM ONE** 16' 2" x 12' 5" (4.95m x 3.81m)

#### **EN-SUITE SHOWER ROOM**

#### **OUTSIDE**

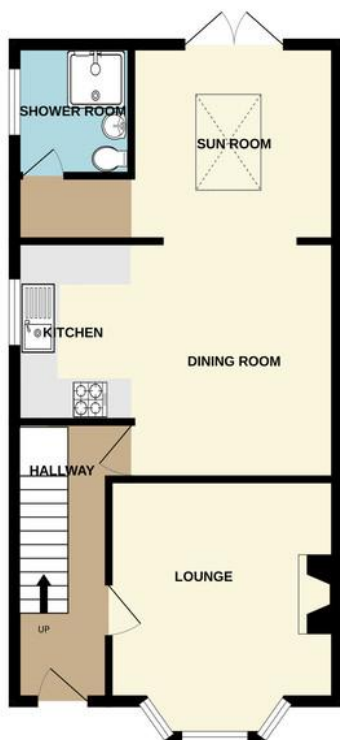
#### **REAR ENCLOSED GARDEN**

#### **GARAGE**

#### **SUMMER HOUSE**



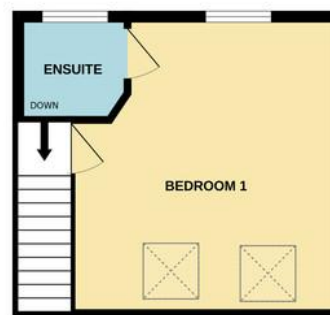
GROUND FLOOR



1ST FLOOR



2ND FLOOR



**LOCAL AUTHORITY**  
Gosport Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band C

**VIEWINGS**  
By prior appointment only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
WWW.EPC4U.COM		

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.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

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 ©2025

**Jeffries  
Dibbens & Co.**  
estate and letting agents

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

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