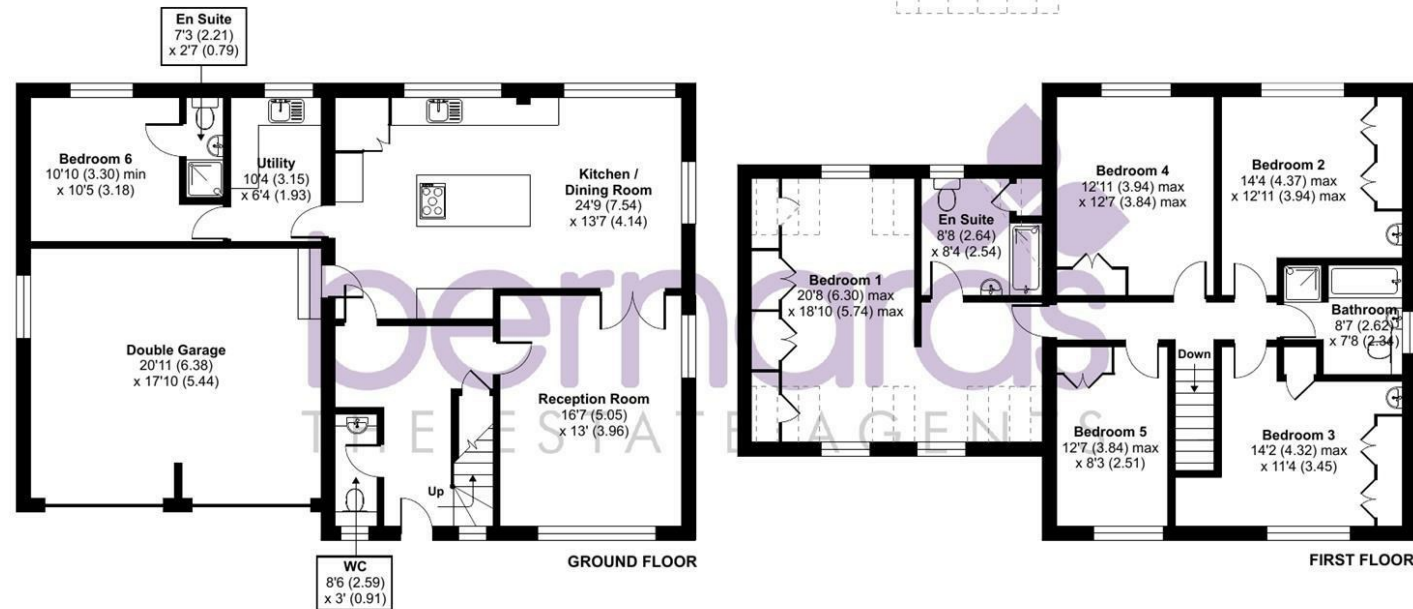


## The Spur, Gosport, PO12

Approximate Area = 2048 sq ft / 190.2 sq m  
 Limited Use Area(s) = 111 sq ft / 10.3 sq m  
 Garage = 371 sq ft / 34.5 sq m  
 Total = 2530 sq ft / 235 sq m  
 For identification only - Not to scale



Denotes restricted  
head height



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1386462



£3,000 Per Calendar Month

The Spur, Gosport PO12 2NA

**bernards**  
THE ESTATE AGENTS



## HIGHLIGHTS

- ❖ AVAILABLE NOW
- ❖ DETACHED FAMILY HOME
- ❖ SOUGHT AFTER LOCATION
- ❖ WITHIN WALKING DISTANCE TO STOKES BAY BEACH
- ❖ OPEN PLAN KITCHEN / DINER
- ❖ DOUBLE GARAGE
- ❖ OFF ROAD PARKING FOR MULTIPLE CARS
- ❖ UTILITY ROOM
- ❖ SEPERATE LOUNGE
- ❖ CUL DE SAC LOCATION

Stunning 6-Bedroom Detached Family Home in Sought-After Alverstoke Available Now!

Tucked away in a quiet cul-de-sac in the highly desirable Alverstoke area, this impressive six-bedroom detached home offers exceptional space, versatility and family living.

The ground floor features an expansive open-plan kitchen/diner, perfect for entertaining, with direct access to the generous rear garden. A separate lounge provides a cosy retreat, while a practical utility room adds to the home's convenience. Also on the ground floor is a spacious sixth bedroom with its own ensuite, making it ideal for guests, extended family, or use as a private office or studio.

Upstairs, the property offers five further double bedrooms, one of which enjoys a modern ensuite bathroom, complemented by a

well-appointed family bathroom serving the remaining rooms.

Outside, the home continues to impress with a large garden, perfect for outdoor dining, relaxing, or children's play. A double garage is accompanied by a generous driveway providing off-road parking for multiple vehicles, offering excellent practicality for busy families.

Beautifully located and generously proportioned, this home represents a rare opportunity to secure substantial family living in one of Alverstoke's most sought-after settings.

Call today to arrange a viewing

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# PROPERTY INFORMATION

## TENANT FEES

Tenant Fees Act 2019

As well as paying the rent, you may also be required to make the following permitted payments.

For properties in England, the Tenant Fees Act 2019 means that in addition to rent, lettings agents can only charge tenants (or anyone acting on the tenant's behalf) the following permitted payments:

- Holding deposits (a maximum of 1 week's rent);
- Deposits (a maximum deposit of 5 weeks' rent for annual rent below £50,000, or 6 weeks' rent for annual rental of £50,000 and above);
- Payments to change a tenancy agreement eg. change of sharer (capped at £50 or, if higher, any reasonable costs);
- Payments associated with early termination of a tenancy (capped at the landlord's loss or the agent's reasonably incurred costs);
- Where required, utilities (electricity, gas or other fuel, water, sewerage), communication services (telephone, internet, cable/satellite television), TV licence;
- Council tax (payable to the

billing authority);

- Interest payments for the late payment of rent (up to 3 % above Bank of England's annual percentage rate);

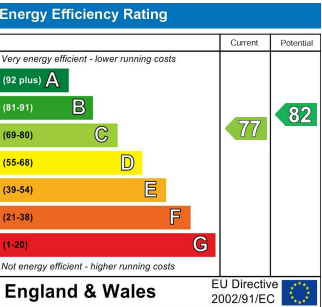
- Reasonable costs for replacement of lost keys or other security devices;

- Contractual damages in the event of the tenant's default of a tenancy agreement; and

- Any other permitted payments under the Tenant Fees Act 2019 and regulations applicable at the relevant time.

## RIGHT TO RENT

Each applicant will be subject to the right to rent checks. This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right to rent checks. This will be carried out at referencing stage. Please speak to a member of staff for acceptable Identification.



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