



Boyd Road, Gosport PO13 0TL

welcome to

Boyd Road, Gosport

** Three Generous Sized Bedrooms ** Family Home ** Nearby To Local Shops & Schools ** Driveway Parking ** Good Sized Rear Garden ** Kitchen Replaced Recently ** First Floor Shower Room ** Gas Central Heating ** Double Glazing ** External Store Area **

Entrance Porch

Double glazed windows and doors, radiator.

Entrance Hall

Double glazed door, stairs to first floor, radiator, understairs cupboard, doors to:

Lounge

12' 9" max x 12' 7" max (3.89m max x 3.84m max)
Double glazed window, radiator.

Kitchen / Dining Room

18' 9" max x 10' 2" max (5.71m max x 3.10m max)
Double glazed window and doors, re-fitted kitchen with matching wall and base units, integral electric double ovens with a gas hob above, space for fridge/freezer, plumbing for washing machine and dishwasher, inset sink and drainer unit, work surfaces, upstand, breakfast bar, radiator.

First Floor Landing

Loft access, cupboard, doors to:

Bedroom One

12' 8" max x 11' 7" max (3.86m max x 3.53m max)
Double glazed window, built-in wardrobes, radiator.

Bedroom Two

10' 5" max x 9' 6" max (3.17m max x 2.90m max)
Double glazed window, radiator.





Bedroom Three

8' 2" max x 8' 2" max (2.49m max x 2.49m max)
Double glazed window, radiator.

Shower Room

Double glazed window, luxury walk-in shower, vanity wash hand basin, WC, heated towel rail, extractor fan.

Front Garden

To the front there is a small laid to lawn and slate shingle section, with most of the front garden being laid to block paving providing off street parking for at least two cars.



Rear Garden

To the rear the garden is predominantly laid to lawn and paving slabs with some raised flower beds, external concrete sheds.

External Store

Door to front and rear gardens.



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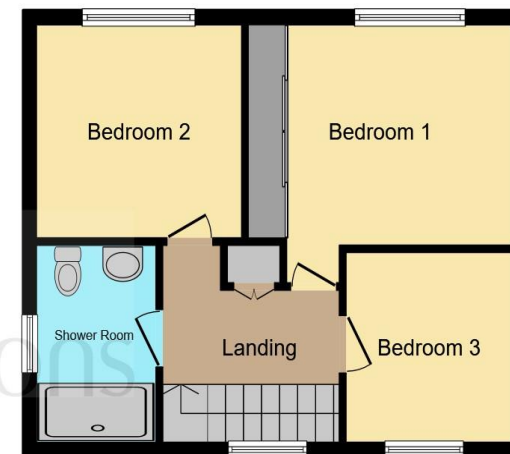
- Semi-Detached Family Home
- Three Generous Sized Bedrooms
- Driveway Parking For At Least Two Cars
- Modern Fitted Kitchen / Dining Room
- Store To The Side Of The Property

Tenure: Freehold EPC Rating: D

£300,000



Ground Floor



First Floor

Total floor area 96.3 m² (1,036 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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Property Ref:
GOS111150 - 0005

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fox & sons



023 9250 3733



Gosport@fox-and-sons.co.uk



10 High Street, GOSPORT, Hampshire, PO12 1BX



fox-and-sons.co.uk