



St. Christophers Gardens, Gosport PO13 0QT

welcome to

St. Christophers Gardens, Gosport

** Three Bedroom Semi-Detached Family Home ** No Onward Chain ** Downstairs WC ** First Floor Family Bathroom ** Garage & Parking To Front Of ** Gas Central Heating ** Enclosed Rear Garden ** Viewing Recommended! **

Entrance Hall

Composite door to front access, stairs to first floor landing, utility cupboard, radiator.

Cloakroom

UPVC double glazed window to front elevation, wc, wash hand basin, radiator.

Kitchen

9' 11" max x 8' 11" max (3.02m max x 2.72m max)
UPVC door to side access, UPVC double glazed window to front elevation, matching wall and base units, work surfaces, tiled splashbacks, space for fridge/freezer, electric oven, gas hob, central heating boiler, stainless steel sink and drainer unit, larder cupboard.

Lounge/diner

16' 11" max x 14' 6" max (5.16m max x 4.42m max)
UPVC double glazed sliding doors to rear elevation, two radiators, understairs cupboard.

First Floor Landing

Access to loft space with ladder, cupboard, doors to:

Bedroom 1

10' 7" max x 10' 1" max (3.23m max x 3.07m max)
UPVC double glazed window to front elevation, in-built wardrobes, radiator.

Bedroom 2

10' 11" max x 10' 1" max (3.33m max x 3.07m max)
UPVC double glazed window to rear elevation, radiator.





Bedroom 3

7' 8" max x 7' 2" max (2.34m max x 2.18m max)
UPVC double glazed window to rear elevation,
radiator.

Bathroom

UPVC double glazed window to front elevation, bath
with electric shower over, wash hand basin, wc, tiled
walls.

Outside

To the front the garden is laid to lawn. To the rear
the garden is laid to lawn with side pedestrian
access and fence enclosed.

Garage

Up and over door.



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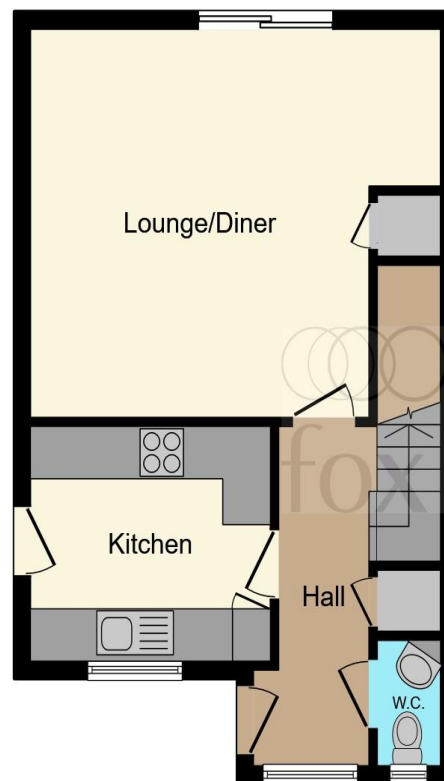
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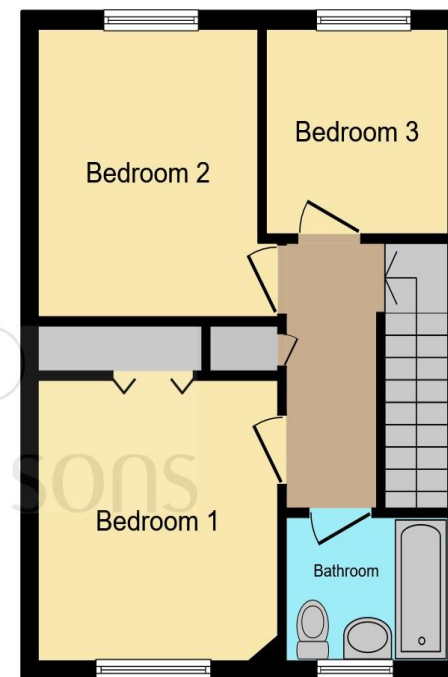
Tenure: Freehold EPC Rating: D

offers in excess of

£280,000



Ground Floor



First Floor

Total floor area 77.5 sq.m. (835 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:
GOS111291 - 0008

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