



**Village Road, Alverstoke, Gosport, PO12 2LF**

**welcome to**

## **Village Road, Alverstoke Gosport**

-- Two Bedroom First Floor Character Apartment -- Garage With Hardstanding -- Excellent Proximity to Schools and Stokes Bay -- Separate Kitchen / Breakfast Room -- Requested Alverstoke Village Location -- Original Features and Character -- Well Presented Throughout --

### **Entrance Hall**

### **Lounge**

16' 6" into bay x 11' 10" max ( 5.03m into bay x 3.61m max )

### **Kitchen / Breakfast Room**

12' 8" max x 11' 1" max ( 3.86m max x 3.38m max )

### **Bedroom One**

13' 8" max x 11' 7" max ( 4.17m max x 3.53m max )

### **Bedroom Two**

12' 10" max x 7' 10" max ( 3.91m max x 2.39m max )

### **Bathroom**

### **Garage & Hardstanding**

### **Agents Note**

The owner has advised us that this property is within a conservation area.





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- Two Bedroom First Floor Character Apartment
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- Requested Alverstoke Village Location

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 2000. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£225,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref:  
GOS111612 - 0004

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