



**Frobisher Close, Gosport PO13 8EH**

**welcome to**

## **Frobisher Close, Gosport**

\*\* Close to Shops and Schools \*\* Great for Bus and Road Links \*\* Ideal First Time Buy \*\* Allocated Parking \*\* Viewing is a Must \*\* Recently Installed New Heating System & Solar Panels \*\*

### **Entrance Hall**

UPVC door to front access, three storage cupboards, radiator.

### **Lounge**

13' 6" x 11' 3" ( 4.11m x 3.43m )

UPVC double glazed window to side elevation, tv point, radiator, door to:

### **Bedroom 3/Office**

8' 4" x 8' 4" ( 2.54m x 2.54m )

UPVC double glazed window to side elevation, storage cupboard, radiator.

### **Kitchen**

9' 9" x 8' 4" ( 2.97m x 2.54m )

UPVC double glazed window to side elevation, matching wall and base units, stainless steel sink and drainer unit, space for washing machine, fridge/freezer and dishwasher, integrated oven, hob, wall mounted extractor.

### **First Floor Landing**

Doors to:





### **Bedroom 1**

UPVC double glazed window to side elevation, storage cupboard, radiator.

### **Bedroom 2**

13' 6" x 7' 2" ( 4.11m x 2.18m )

UPVC double glazed window to side elevation, range of fitted wardrobes, radiator.

### **Bathroom**

UPVC double glazed window to side elevation, bath, wash hand basin, wc, wall mounted electric heater, tiled surrounds.

### **Outside**

There is an allocated parking space for one vehicle, communal drying area and a storage shed.

### **Special Features**

Newly fitted air source heat pump solar panels.



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## Frobisher Close, Gosport

- Two / Three Bedrooms
- Fitted Kitchen
- Ample Storage Cupboards
- Allocated Parking
- Viewing is a Must

Tenure: Leasehold EPC Rating: A

Council Tax Band: A Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2001. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£140,000**



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:  
GOS108741 - 0003

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