



Walton Road, Gosport PO12 3QG

welcome to

Walton Road, Gosport

** Semi Detached ** Close to Shops and Schools ** Ideal for Bus and Road Links ** Needs Improvement ** Perfect Project property **

Entrance Hall

UPVC door to access, stairs to first floor landing, understairs storage, Parquet flooring.

Cloakroom

Window to rear elevation, wc.

Lounge

14' 8" max x 10' 4" max (4.47m max x 3.15m max)

UPVC double glazed bay window to front elevation, feature fire surround.

Dining Room

12' 4" max x 9' 6" max (3.76m max x 2.90m max)

French style doors to conservatory, feature fire surround with gas fire.

Kitchen

8' 8" x 6' 7" (2.64m x 2.01m)

UPVC double glazed window to side elevation, matching wall and base units, stainless steel sink and drainer unit, space for cooker, washing machine and under counter fridge and freezer, wall mounted gas boiler for hot water.

Rear Lobby

UPVC door to rear access, storage cupboard, door to cloakroom.

Conservatory

8' 5" x 8' 2" (2.57m x 2.49m)

Polycarbonate roofing, UPVC door to side access, UPVC double glazed window to rear elevation.

First Floor Landing

Access to loft space, doors to:

Bedroom 1

11' 10" max x 10' 4" max (3.61m max x 3.15m max)

UPVC double glazed window to front elevation, fitted cupboards, feature fire surround.





Bedroom 2

12' x 9' 7" (3.66m x 2.92m)

UPVC double glazed window to rear elevation,
feature fire surround.

Bedroom 3

8' 10" x 6' 7" (2.69m x 2.01m)

UPVC double glazed window to rear elevation.

Bathroom

UPVC double glazed window to front elevation,
bath, wc, wash hand basin, tiled splashbacks.



Outside

To the front the garden is laid to lawn with a pathway leading to the front door and enclosed by a half brick wall. To the rear the garden is laid to patio and a pathway, side pedestrian access, rear access and a door to a brick built shed.

Garage

Metal up and over door.



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welcome to

Walton Road, Gosport

- No Onward Chain
- Three Bedrooms
- Two reception Rooms
- Enclosed Rear Garden with Garage
- Semi Detached.

Tenure: Freehold EPC Rating: C

Council Tax Band: C

£250,000



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

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