



Pannall Road, Gosport PO12 4PP

welcome to

Pannall Road, Gosport

Situated in a desirable location within Elson, this well-presented three-bedroom semi-detached home offers spacious and versatile living accommodation ideal for families. Conveniently located close to local amenities and schools, this home is not to be missed. Contact Fox & Sons on 02392 503733

Enclosed Porch

Front door.

Entrance Hallway

Front door, radiator, stairs to first floor with cupboard under.

Lounge

11' 4" max x 14' 4" max (3.45m max x 4.37m max)
Double glazed window to front aspect, gas fireplace, radiator.

Kitchen/ Dining Room

10' 3" max x 21' 7" max (3.12m max x 6.58m max)
Double glazed window to side and rear aspects, patio door to conservatory, radiator, matching range of eye and base level units with work surface over, tiled surrounds, stainless steel sink drainer, space for cooker with hood over, plumbing for washing machine, space for American style fridge/freezer, space for dining table and chairs, tiled floor.

Conservatory

10' 1" max x 9' 9" max (3.07m max x 2.97m max)
Double glazed construction, French door to garden, tiled floor.

Landing

Double glazed window to side aspect, access to loft void.

Bedroom One

11' 8" max x 11' 3" max (3.56m max x 3.43m max)
Double glazed window to front aspect, radiator, built-in wardrobe.

Bedroom Two

12' 4" max x 8' 8" max (3.76m max x 2.64m max)
Double glazed window to rear aspect, radiator, built-in wardrobe.

Bedroom Three

7' 5" x 9' 5" (2.26m x 2.87m)
Double glazed window to front aspect, radiator, built-in wardrobe.





Re-Fitted Family Bathroom

Obscure double glazed windows to rear and side aspect, radiator, wc, bath, shower cubicle, wash hand basin with utility cupboard under, extractor fan, tiled walls.

Front Garden

Shingle area, pathway to front door, pedestrian side access.

Enclosed Rear Garden

Laid to lawn area, established pond, enclosed to perimeters, pedestrian side access, summer house, brick built shed, shrub/flower borders.
Outside wc- obscure window to side aspect/ wc/ wash hand basin.



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welcome to

Pannall Road, Gosport

- Three bedroom semi-detached home
- Located in a desirable location within Elson
- Lounge
- Open planned kitchen/dining room
- Conservatory

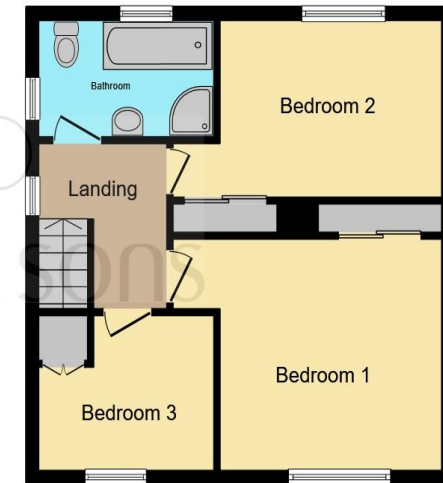
Tenure: Freehold EPC Rating: C

Council Tax Band: B

£290,000



Ground Floor



First Floor

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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Property Ref:
GOS112360 - 0004

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