



**Bury Close, Gosport, PO12 3TU**

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## **Bury Close, Gosport**

**\*\* Close to Shops and Facilities \*\* Great Bus and Road Links \*\* Quiet Cul-de-Sac Location \*\* Ample Parking \*\* Character Features \*\***

### **Entrance**

Door with stained glass panel to front access, understairs cupboard, dado rail, stairs to first floor landing, radiator.

### **Cloakroom**

UPVC double glazed window to rear elevation, wash hand basin wc, radiator, polycarbonate roofing.

### **Lounge**

14' 1" max x 10' 10" max ( 4.29m max x 3.30m max )  
UPVC double glazed bay window to front elevation, feature fire surround, ceiling rose, dado rail, radiator.

### **Kitchen/Diner**

17' 4" max x 11' 10" max ( 5.28m max x 3.61m max )  
Kitchen Area:  
Matching wall and base units, stainless steel sink and drainer unit, integrated oven, four ring electric hob with extractor over, space for fridge/freezer and washing machine, integrated dishwasher.

Dining Area:  
French style doors to conservatory, feature fire surround, coved ceiling, radiator.

### **Conservatory**

14' 5" x 7' 5" ( 4.39m x 2.26m )  
UPVC French style doors to rear garden, UPVC double glazed window to rear elevation, polycarbonate roofing, door to cloakroom.

### **First Floor Landing**

Airing cupboard housing wall mounted gas boiler, access to loft space, doors to:

### **Bedroom 1**

14' 7" max x 9' 11" max ( 4.45m max x 3.02m max )  
UPVC double glazed bay window to front elevation, radiator.

### **Bedroom 2**

11' 10" max x 9' 11" max ( 3.61m max x 3.02m max )  
UPVC double glazed window to rear elevation, radiator.

### **Bedroom 3**

8' 4" x 7' ( 2.54m x 2.13m )  
UPVC double glazed window to front elevation, radiator.

### **Bathroom**

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

### **Outside**

To the front there is a laid to lawn area and a driveway providing off road parking. To the rear the garden is laid to lawn with flower borders and a concrete area.

### **Garage**

Up and over door.





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## Bury Close, Gosport

- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen
- Conservatory
- Garage and Driveway

Tenure: Freehold EPC Rating: E  
Council Tax Band: D

**£350,000**



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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