



Hilltop Crescent, Drayton Portsmouth PO6 1BD

fox & sons

welcome to

Hilltop Crescent, Drayton Portsmouth

Semi detached home offering a lounge, dining room and kitchen to the first floor with two double bedrooms and a single to the first floor, together with the family bathroom. Other benefits include a rear garden, a garage and off road parking.

Entrance Porch

Door and windows to porch. Door into the hallway.

Entrance Hall

Stairs leading to first floor. Doors to:

Lounge

12' 7" + bay x 11' 11" (3.84m + bay x 3.63m)

Double glazed bay window to front aspect. Wood laminate flooring, radiator.

Dining Room

12' 6" x 10' 4" (3.81m x 3.15m)

Double glazed sliding patio doors leading to the rear garden. Wood laminate flooring, radiator.

Kitchen

12' 5" x 7' 10" (3.78m x 2.39m)

Double glazed window to side and rear aspects, double glazed door to rear garden. Range of wall and base units with work surface over, incorporating single bowl sink unit with mixer tap over. Space for washing machine, tumble dryer and fridge/freezer. Built-in oven, built-in hob with extractor over. Wall mounted boiler, tiled floor.

First Floor Landing

Doors to:

Bedroom One

12' 8" x 11' 9" (3.86m x 3.58m)

Double glazed bay window to front aspect. Carpet flooring, radiator.

Bedroom Two

12' 8" x 11' 9" (3.86m x 3.58m)

Double glazed window to rear aspect. Carpet flooring, radiator.

Bedroom Three

6' 5" x 5' 7" (1.96m x 1.70m)

Double glazed window to front aspect. Carpet flooring, radiator.

Bathroom

8' 10" x 6' 3" (2.69m x 1.91m)

Double glazed windows to rear and side aspects. Free standing claw foot bath with shower over, low level WC, wash hand basin set over vanity unit. Storage unit with cupboards and drawers, tiled floor and walls, spotlights to ceiling.

Outside

Front

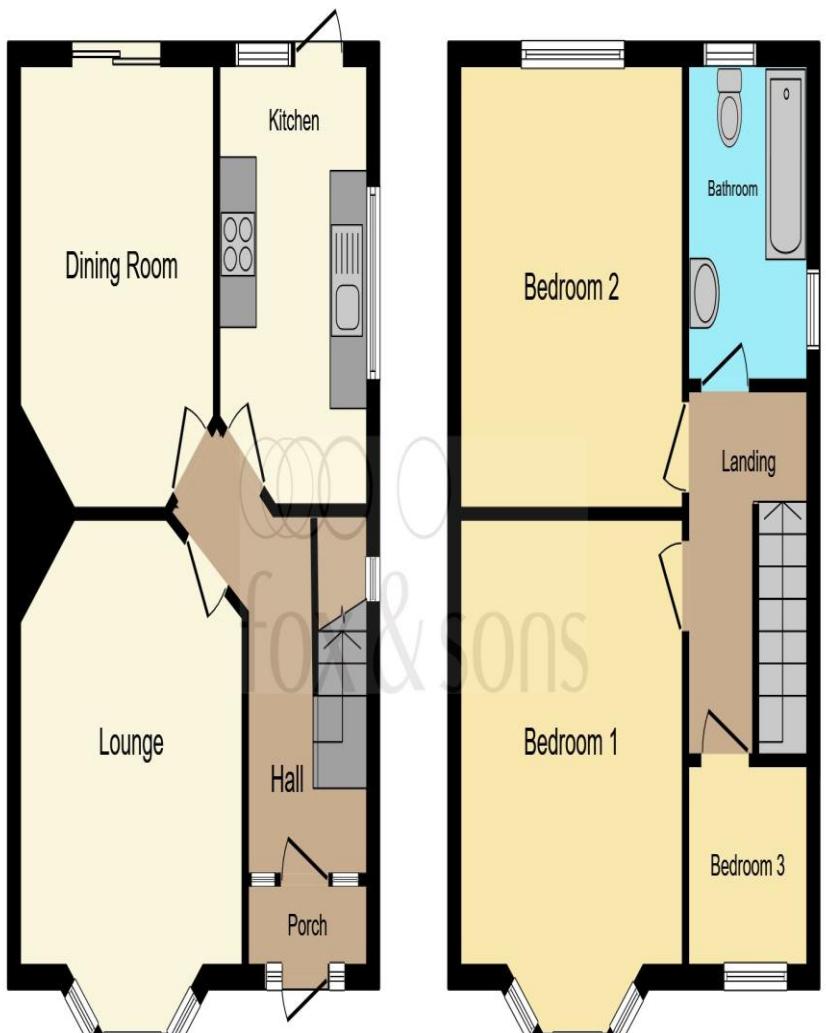
Block paved driveway providing off road parking.

Mature shrubs, wooden gate leading to garage/workshop and rear garden.

Rear Garden

Blocked paved and slabbed patio area.

Garage/workshop. Laid to lawn with mature shrubs and gate to rear.



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



welcome to

Hilltop Crescent, Drayton Portsmouth

- Semi Detached House
- Three Bedrooms
- Modern Kitchen & Bathroom
- Quiet Location
- Off Road Parking

Tenure: Freehold EPC Rating: C

Council Tax Band: D

£409,995



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Property Ref:
WLV107502 - 0003

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