



**£339,995**  
**6 Dovercourt Road**  
Cosham, PO6 2RZ



## PROPERTY SUMMARY

Situated in the quiet cul de sac location of Dover Court Road you will find this well presented three bedroom property. The accommodation consists of a lounge, a dining room, a good size kitchen and a utility area, with three bedrooms and a modern fitted bathroom located to the first floor. Other benefits include off road parking and a private west facing rear garden. To arrange your viewing contact our Drayton Office today.

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**FRONT** Off road parking.

**PORCH**

**ENTRANCE HALL**

**LOUNGE** 15' 7" into bay x 11' 8" (4.75m into bay x 3.56m)

**DINING ROOM** 14' 4" x 12' 5" (4.37m x 3.78m)

**KITCHEN** 16' 9" max x 9' 8" (5.11m max x 2.95m)

**UTILITY ROOM**

**FIRST FLOOR LANDING**

**BATHROOM** 6' 8" x 5' 7" (2.03m x 1.7m)

**BEDROOM ONE** 15' 6" into bay x 9' 5" (4.72m into bay x 2.87m)

**BEDROOM TWO** 12' 5" x 11' 6" (3.78m x 3.51m)

**BEDROOM THREE** 8' 2" x 8' (2.49m x 2.44m)

**SHED/WORKSHOP** Power and lighting.

**REAR GARDEN** Outside power.



GROUND FLOOR

1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**LOCAL AUTHORITY**  
Portsmouth City Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band C

**VIEWINGS**  
By prior appointment only

EPC TO FOLLOW

**Jeffries  
Dibbens &**  
estate and letting agents

**OFFICE ADDRESS**

196 Havant Road, Drayton,  
Portsmouth, Hampshire,  
PO6 2EH

**CONTACT**

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements