

£310,000

4 Wymering Manor Close

Cosham, PO6 3NN

PROPERTY SUMMARY

Nestled in the quiet cul de sac location of Wymering Manor Close you will find three well presented three bedroom semi detached house. The accommodation consists of a spacious lounge/diner, a conservatory, a modern kitchen with access to a utility area and a downstairs WC. To the first floor you will find three bedrooms including two good size doubles and a family bathroom. Externally there is a westerly facing rear garden with patio seat area and size access to the driveway and garage. To arrange your viewing contact our Drayton Office today!





FRONT Front garden, driveway leading to garage with parking in front.

PORCH

HALLWAY

WC

LOUNGE/DINER 25' 4" x 11' 4 max" (7.72m x 3.45m)

CONSERVATORY 9' 1" x 7' 7" (2.77m x 2.31m)

KITCHEN 11' 1" x 8' 10" (3.38m x 2.69m)

UTILITY AREA 9' 4" x 2' 7" (2.84m x 0.79m)

LANDING

BEDROOM ONE 13' 2" x 11' 6" (4.01m x 3.51m)

BEDROOM TWO 11' 7" x 9' 7" (3.53m x 2.92m)

BEDROOM THREE 9' 4" x 7' 5" (2.84m x 2.26m)

BATHROOM

REAR GARDEN

GARAGE 16' 0" x 8' 3" (4.88m x 2.51m)

1ST FLOOR



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As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check and will not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

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