Jeffries & Dibbens
estate and letting agents

£250,000 Freehold

75 Fir Copse Road
Purbrook
Waterlooville
Hampshire
PO7 5HY

- 2 Bedroom Semi Bungalow
- Large Rear Garden
- Modernisation Required
- Vacant Possession

Email - waterlooville@jeffries.co.uk Tel - 023 9223 1100

"Jeffries & Dibbens Estate Agents are delighted to offer for sale this 2 bedroom semi detached bungalow in Purbrook. The property will require significant remedial works and has been priced accordingly. The property boasts 2 bedrooms, a lounge, bathroom, kitchen area and conservatory. Externally there is a large rear garden and gardens to the front. The property is offered for sale with no forward chain and internal viewings can be arranged by contacting Jeffries & Dibbens as sole agents."

Gary Nealgrove, Branch Manager, Waterlooville Office

ENTRANCE HALL
Stained glass original window to side, door to:

LOUNGE
15' 8" max x 12' 4" max (4.78m x 3.76m) Window to side aspect, gas fire, original dresser unit, picture rail, doors to:

BEDROOM
12' 11" x 7' 2" (3.94m x 2.18m) Window to front aspect, picture rail.

BEDROOM
11' 10" x 7' 8" (3.61m x 2.34m) Window to front aspect, original fireplace, picture rail.

BATHROOM
6' 09" x 6' 03" (2.06m x 1.91m) 2 windows to side aspect, window to rear aspect, wall mounted boiler, panelled bath, hand wash basin, W.C.

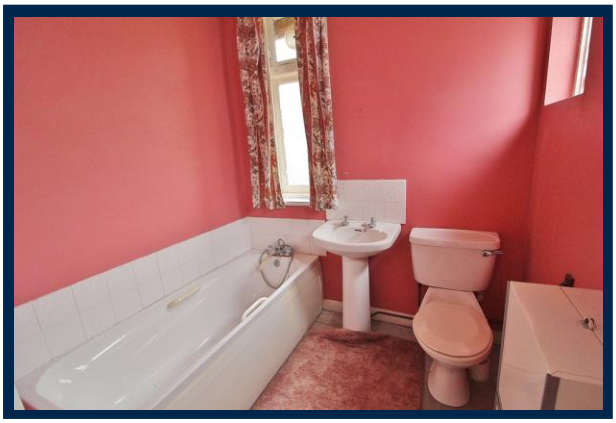
KITCHEN
8' 03" x 6' 4" (2.51m x 1.93m) Window and door to rear, sink unit, cupboards, units and work surface.

CONSERVATORY
15' 01" x 5' 02" (4.6m x 1.57m) Windows to side and rear, double doors to garden, power points.

OUTSIDE
Front - Lawned front garden.

REAR GARDEN
Large south facing garden which is laid to lawn.

AGENTS NOTE
Council Tax: Havant Borough Council - Band C



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AGENTS' NOTE: All measurements shown are approximate and may have been taken with a sonic measure and therefore should be verified. No electrical, mechanical or gas appliances have been tested by a representative of this company. These particulars do not constitute any part of an offer or contract. None of the statements contained in these particulars are to be relied on as statements or representations of fact and any intending purchaser must satisfy himself by inspection or otherwise to the correctness of each of the statements contained in these particulars. The Vendor does not make or give, and neither Jeffries & Dibbens nor any person in their employment has any authority to make or give, any representation or warranty whatever in relation to this property. Jeffries & Dibbens Ltd. Registered in England No. 3185348 registered office: 196 Havant Road, Drayton, Portsmouth, PO6 2EH

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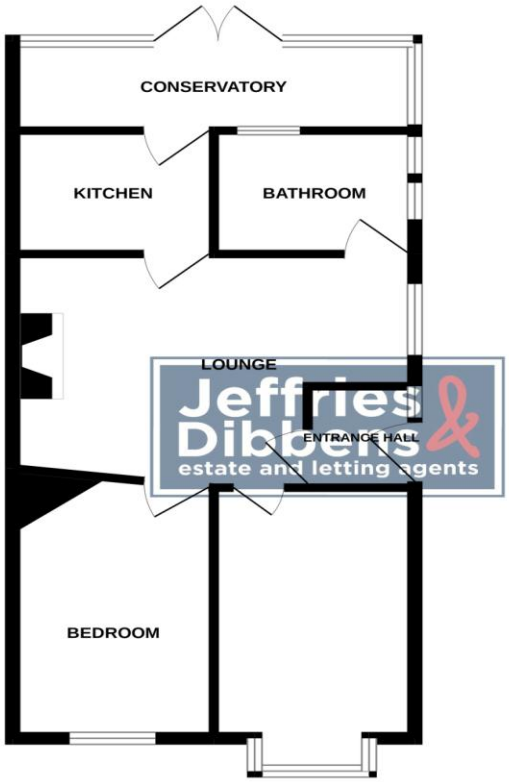
GROUND FLOOR



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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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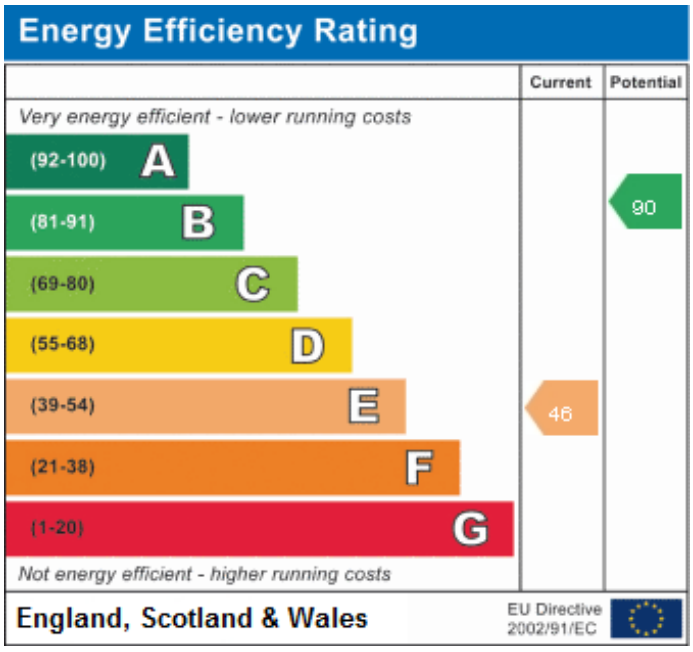

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