

Pelham Road, Gosport,  
Hampshire, PO12 3NX

£200,000



Middle Terraced House  
Two Reception Rooms  
Double Glazing  
Garage

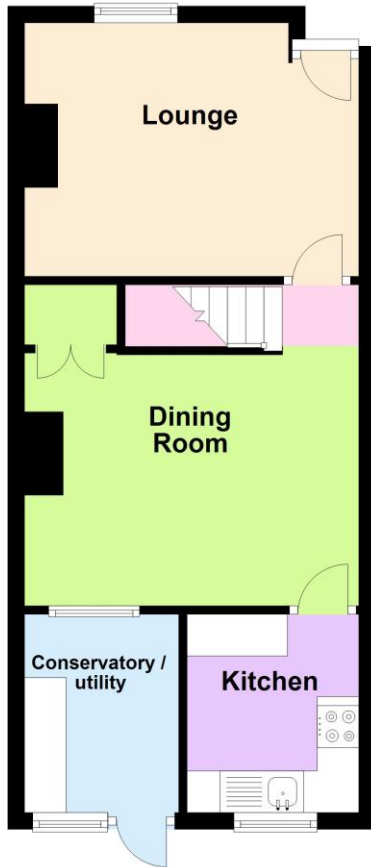
Two Bedrooms  
First Floor Bathroom  
Gas Central Heating  
No Forward Chain

**023 9258 5588**

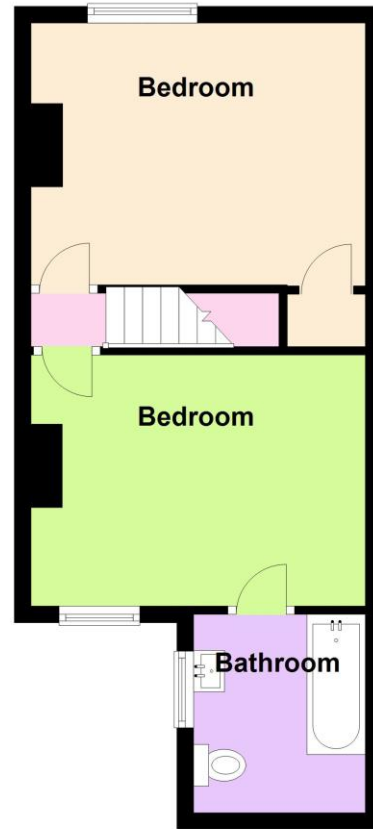
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**Ground Floor**

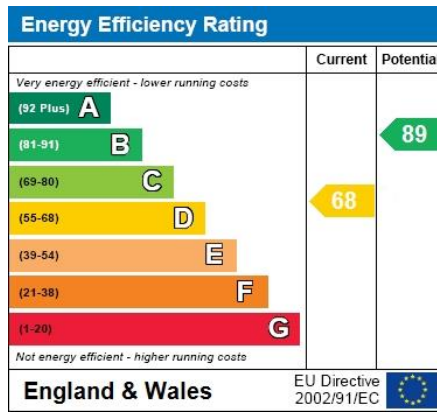


**First Floor**



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AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Lounge	13'1" (3.99m) x 9'10" (3m) PVCu double glazed window, picture rail, radiator, fireplace, timber flooring.
Inner Hallway	With stairs to first floor.
Dining Room	13'1" (3.99m) x 9'11" (3.02m) Double glazed window, understairs meter cupboard, radiator, picture rail, fireplace place.
Kitchen	7'8" (2.34m) x 6'9" (2.06m) Single drainer stainless steel sink unit, wall and base cupboards, gas cooker point, PVCu double glazed window, wall mounted gas boiler, tiled splashbacks, ceramic tiled floor, radiator.
Rear Lobby	7'11" (2.41m) x 5'5" (1.65m) PVCu double glazed window and door, polycarbonate roof, plumbing for washing machine, space for dryer, space for fridge/freezer, ceramic tiled floor.
ON THE 1ST FLOOR	
Landing	Picture rail.
Bedroom 1	13'0" (3.96m) x 9'10" (3m) PVCu double glazed window, radiator, cast iron fireplace, built in cupboard.
Bedroom 2	12'10" (3.91m) x 9'11" (3.02m) PVCu double glazed window, picture rail, radiator.
Bathroom	White suite of panelled bath, pedestal hand basin, low level W.C., radiator, tiled splashbacks.
OUTSIDE	
Front Forecourt	
Rear Garden	With paving.
Detached Garage	Located to rear with access via rear service road.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Freehold.
Council Tax	Band B.
Property Information	For information on broadband speed and mobile phone coverage for this property visit: <a href="https://checker.ofcom.org.uk">https://checker.ofcom.org.uk</a>



Full Energy Performance Certificate  
available upon request

Appointment		
Date:	Time:	Person Meeting:
<a href="#">Viewing Notes</a>		

These particulars, whilst believed to be accurate, are set out as a general outline for guidance and do not constitute any part of an offer or contract. Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate. Floor Plans are obtained from a third party and may contain inaccuracies. Photographs are for guidance only and may change over the course of marketing. Information provided on lease terms, maintenance and ground rent have been provided by the vendor and you should ask your legal representative to confirm this information before exchanging contracts.