

Oval Gardens, Alverstoke,  
Gosport, Hampshire, PO12 2RD

£425,000



Semi Detached House With Extended  
Accommodation

Separate Lounge

Ground Floor Shower Room & En-Suite  
Shower Room To Master Bedroom

Viewings From Rear Over Oval Gardens

PVCu Double Glazing & Gas Central  
Heating

Four Bedrooms

Open Plan Kitchen / Family Room

Modern Kitchen

Studio / Office 22'2 x 9'1

Bay House School Catchment

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Entrance Hall	Composite front door with leaded stained glass panel, PVCu double glazed window, stairs to first floor, understairs cupboard, tall standing radiator, coved ceiling.
Lounge	13'2" (4.01m) Into Bay x 13'0" (3.96m) PVCu double glazed window with shutters, antique style radiator, fireplace with living flame gas fire, coved ceiling.
Kitchen / Family Room	
Family Room	13'0" (3.96m) x 8'9" (2.67m) Tall standing radiator, coved ceiling.
Kitchen Area	17'7" (5.36m) x 5'11" (1.8m) widening to 9'8" (2.95m), 1 1/2 bowl composite sink unit, grey fronted wall and base units with worksurface over, wine cooler, built in oven and microwave, LED lighting, induction hob, integrated dishwasher, 2 velux windows, PVCu double glazed window with shutters, recess for American style fridge/freezer, breakfast bar.
Dining Area	8'11" (2.72m) x 7'4" (2.24m) PVCu double glazed bi-fold doors, PVCu glazed window and additional door to decking area, orangery style roof window, antique style radiator.
Ground Floor Shower Room	Shower cubicle with glass screen, vanity hand basin, low level W.C., tiled splashbacks, PVCu double glazed circular window.
<b>ON THE 1ST FLOOR</b>	
Landing	Twin aspect with 2 PVCu double glazed windows one of which is fitted with shutters, storage cupboard, coved ceiling, stairs to 2nd floor, small understairs cupboard.
Cloakroom	With low level W.C., vanity hand basin, extractor fan, tiled walls.
Bedroom 2	13'0" (3.96m) x 10'4" (3.15m) PVCu double glazed window, antique style radiator.
Bedroom 3	12'0" (3.66m) Into Bay x 12'3" (3.73m) PVCu double glazed window with shutters, antique style radiator.
<b>ON THE 2ND FLOOR</b>	
Landing	
Bedroom 1	11'7" (3.53m) x 8'11" (2.72m) PVCu double glazed window, built in wardrobe, antique style radiator.
En-Suite Shower Room	With shower cubicle with screen, low level W.C., vanity hand basin, ceramic tiled walls and floor, PVCu double glazed window, chrome heated towel rail, extractor fan.
Bedroom 4	12'9" (3.89m) x 5'4" (1.63m) PVCu double glazed window, antique style radiator.

## OUTSIDE

Front Garden

Tarmac hardstanding, double iron gates with shared access to rear garden.

Rear Garden

With decking area, paved patio, area with artificial grass, raised flower bed, large shed with PVCu double glazed window and door.

Studio / Office

22'2" (6.76m) x 9'1" (2.77m) PVCu double glazed French doors and divided into 2 sections.

Property Information

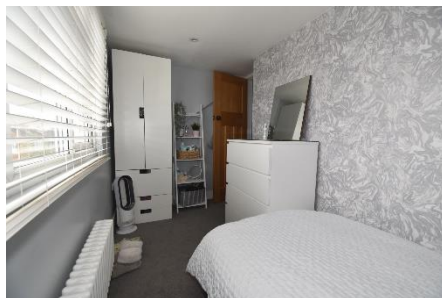
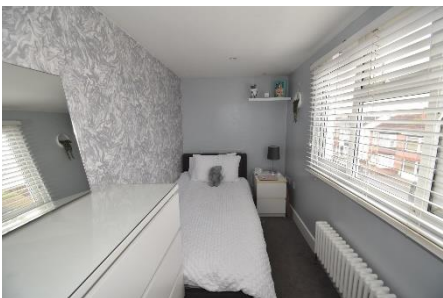
For information on broadband speed and mobile phone coverage for this property visit: <https://checker.ofcom.org.uk>

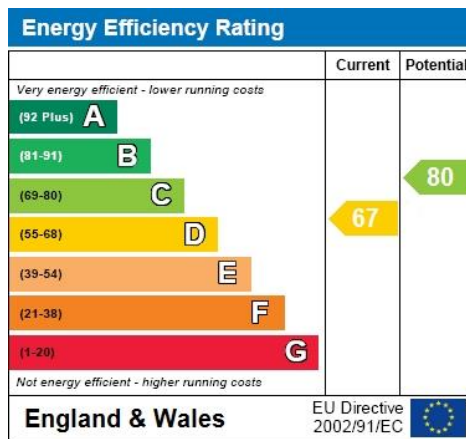
Tenure

Freehold.

Council Tax

Band D.





Full Energy Performance Certificate  
available upon request

Appointment		
Date:	Time:	Person Meeting:
Viewing Notes		

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.

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