

Carnarvon Road, Gosport,  
Hampshire, PO12 3QS

£240,000



Semi Detached House

Two Reception Rooms

Requires Updating & Improvement

Good Size Garden With Service Road  
Behind

Three Bedrooms

First Floor Shower Room

PVCu Double Glazing

No Forward Chain

**023 9258 5588**

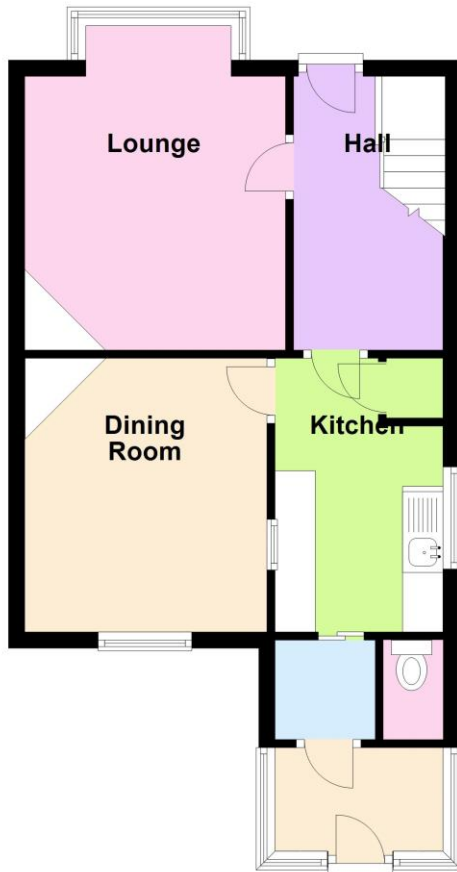
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Email: [office@dimon-estate-agents.co.uk](mailto:office@dimon-estate-agents.co.uk)

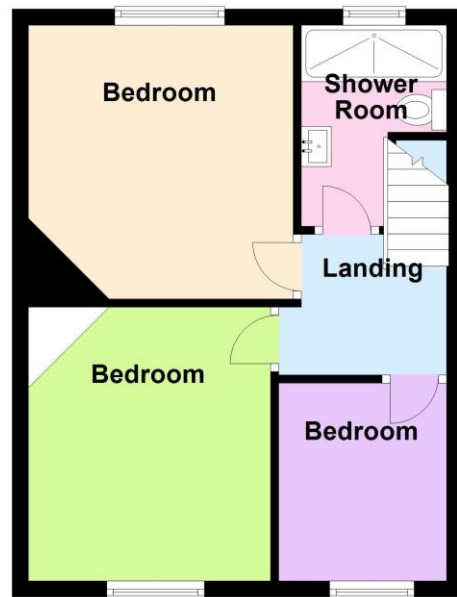
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**Ground Floor**

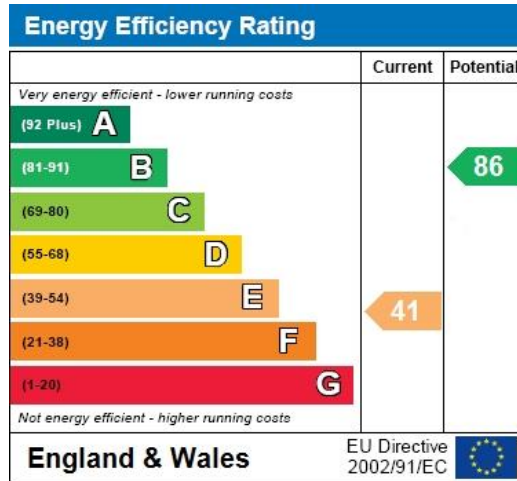


**First Floor**



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

Entrance Hall	PVCu double glazed front door, Baxi Brazillia wall mounted heater, understairs cupboard.
Lounge	14'0" (4.27m) Into Bay x 10'7" (3.23m) PVCu double glazed window, coved ceiling, Georgian style glazed door to hallway.
Dining Room	11'1" (3.38m) x 9'9" (2.97m) PVCu double glazed window, fireplace with marble style hearth, coved ceiling, laminate flooring.
Kitchen	11'0" (3.35m) x 6'8" (2.03m) Single drainer sink unit, base unit with worktop over, gas cooker point, plumbing for washing machine, larder cupboard, PVCu double glazed window, tiled splashbacks, sliding glazed door to:
Rear Lobby	With space for fridge/freezer, additional appliance space, PVCu double glazed door to rear lean-to.
W.C. off	With W.C.
Rear Lean-To	9'5" (2.87m) x 3'8" (1.12m) Glazed door to garden.
<b>ON THE 1ST FLOOR</b>	
Landing	Baxi Brazillia wall mounted gas heater, access to loft space.
Bedroom 1	11'1" (3.38m) x 10'8" (3.25m) PVCu double glazed window.
Bedroom 2	11'1" (3.38m) x 9'9" (2.97m) PVCu double glazed window.
Bedroom 3	8'0" (2.44m) x 7'0" (2.13m) PVCu double glazed window and built in cupboard.
Shower Room	Double size shower cubicle with screen, low level W.C., vanity hand basin, PVCu double glazed window, tiled walls, electric heated towel rail, ceramic tiled floor.
<b>OUTSIDE</b>	
Front Garden	With wall and iron gate, flower borders, side pedestrian access to:
Rear Garden	With paved patio, flower borders, areas laid to slate or gravel.
Garage	To rear of the property (asbestos), accessed via rear service road.
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.