

Laphorn Close, Bridgemaury,
Gosport, Hampshire, PO13 0SR

£260,000



Semi Detached House

Lounge

PVCu Double Glazing

Garage With Hardstanding In Front

No Forward Chain

Three Bedrooms

First Floor Bathroom

Gas Central Heating

Cul-De-Sac Location

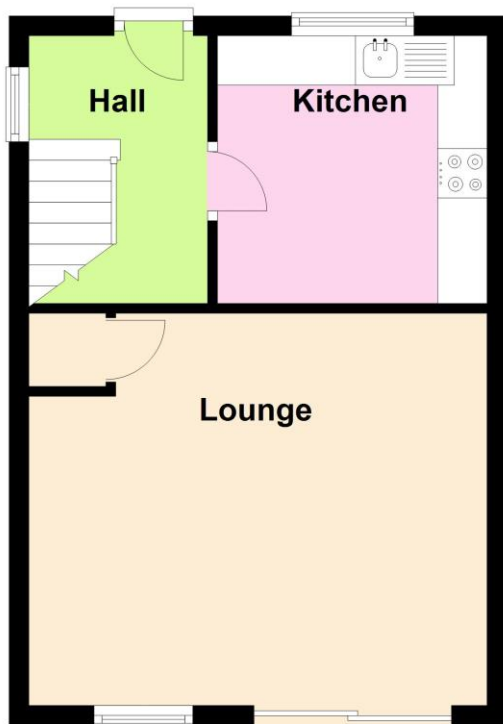
023 9258 5588

6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE

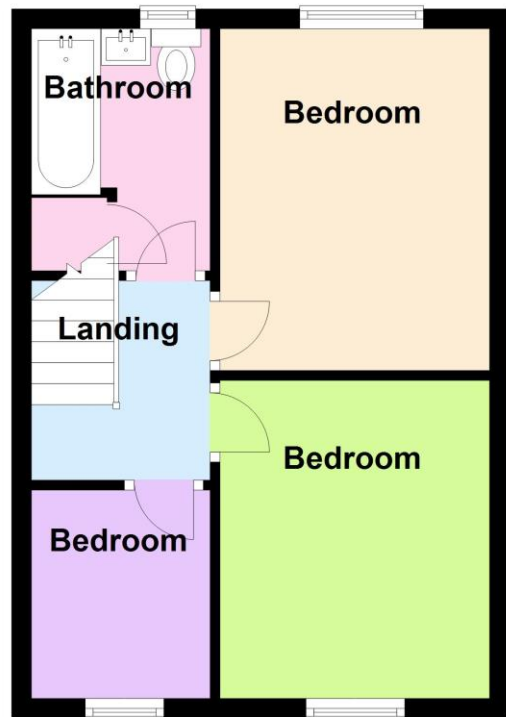
Email: office@dimon-estate-agents.co.uk

To view all our properties visit:
www.GosportProperty.com

Ground Floor

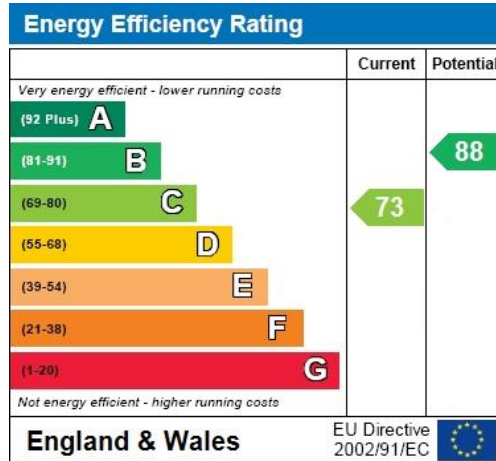


First Floor



**SELLING YOUR OWN PROPERTY IN GOSPORT?
WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 54 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Entrance Hall	PVCu double glazed front door and window, double radiator, understairs cupboard, stairs to first floor, coved ceiling.
Kitchen	8'11" (2.72m) x 8'9" (2.67m) Single drainer stainless steel sink unit, wall and base cupboards with worksurface over, gas cooker point, space for fridge and freezer, PVCu double glazed window, wall mounted gas central heating boiler, coved ceiling, tiled splashbacks, plumbing for washing machine.
Lounge	15'2" (4.62m) x 12'10" (3.91m) PVCu double glazed window and French doors to garden, double radiator, dado rail, coved ceiling, storage cupboard.
ON THE 1ST FLOOR	
Landing	Access to loft space, coved ceiling.
Bedroom 1	10'6" (3.2m) x 9'0" (2.74m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 2	11'4" (3.45m) x 8'11" (2.72m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 3	6'10" (2.08m) x 5'10" (1.78m) PVCu double glazed window, double radiator, coved ceiling.
Bathroom	Panelled bath, pedestal hand basin, low level W.C., PVCu double glazed window, tiled splashbacks, radiator, over stairs cupboard.
OUTSIDE	
Front Garden	With flower borders and shrubs, laid to decorative stone.
Rear Garden	With paved areas, raised flower and shrub borders.
Garage	16'3" (4.95m) x 8'3" (2.51m) With cantilever door, personal door to side, roof storage. Parking space in front of garage.
Services	We understand that this property is connect to mains gas, electric, water and sewage.
Tenure	Freehold.
Council Tax	Band C.
Property Information	For information on broadband speed and mobile phone coverage for this property visit: https://checker.ofcom.org.uk



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. 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.