

Grove Road, Hardway,
Gosport, Hampshire, PO12 4JL

£319,995



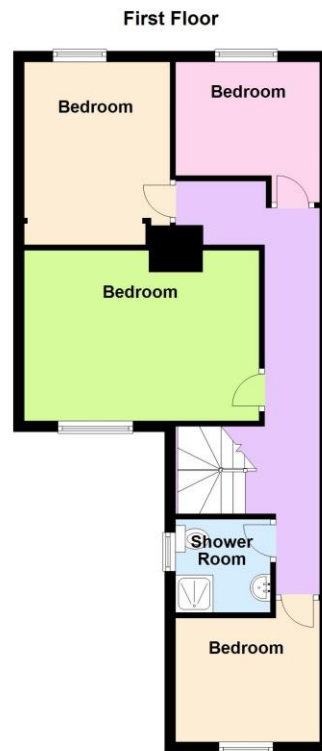
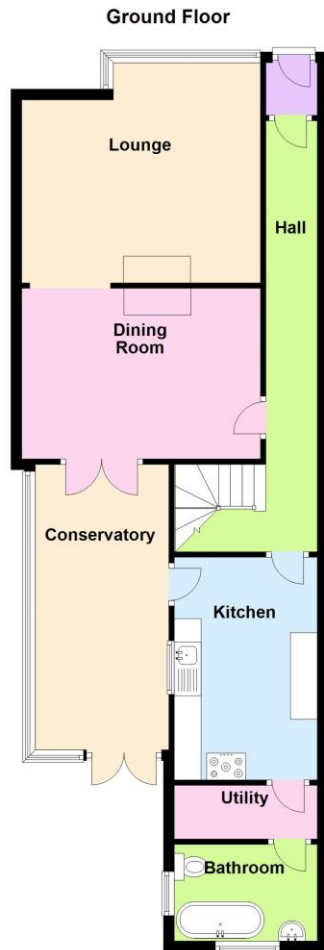
Spacious End Of Terraced House
Two Reception Rooms
First Floor Shower Room
Long Rear Garden With 2 Timber Sheds
Gas Central Heating

Four Bedrooms
Ground Floor Bathroom
17'4 Long Double Glazed Conservatory
PVCu Double Glazing

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Entrance Porch	PVCu double glazed front door and window, ceramic tiled floor, glazed inner door to:
Entrance Hall	2 radiators, coved ceiling, stairs to first floor, laminate flooring.
Lounge	14'5" (4.39m) Into Bay x 13'1" (3.99m) PVCu double glazed window, brick fireplace, double sided solid fuel fire shared with dining room, coved ceiling, laminate flooring.
Dining Room	14'6" (4.42m) x 10'4" (3.15m) Radiator, brick fireplace with shared solid fuel fire, laminate flooring, coved ceiling, PVCu double glazed French doors to:
Conservatory	17'4" (5.28m) x 8'2" (2.49m) PVCu double glazed windows and French doors to garden, radiator, polycarbonate roof.
Kitchen	13'7" (4.14m) x 8'9" (2.67m) Double bowl ceramic sink unit, wall and base cupboards with worksurface over, space for range style gas cooker, plumbing for dishwasher, recess for fridge/freezer, tiled splashbacks, tiled floor, radiator.
Rear Lobby	With cupboard recess, space for appliance, wall mounted gas central heating boiler.
Bathroom	Clawed foot bath with antique style mixer tap and shower attachment, pedestal hand basin, W.C., 2 PVCu double glazed windows, ceramic tiled floor, tiled splashbacks radiator, coved ceiling.
ON THE 1ST FLOOR	
Landing	2 radiators, coved ceiling.
Bedroom 1	14'5" (4.39m) x 10'1" (3.07m) PVCu double glazed window, radiator, coved ceiling, access to loft space with pull down loft ladder.
Bedroom 2	10'1" (3.07m) x 8'11" (2.72m) PVCu double glazed window, radiator, coved ceiling, cupboard recess with shelving and curtain across.
Bedroom 3	8'10" (2.69m) x 7'7" (2.31m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 4	8'4" (2.54m) x 6'11" (2.11m) Plus Recess PVCu double glazed window, radiator, coved ceiling.
Shower Room	Shower cubicle, pedestal hand basin, low level W.C., radiator, PVCu double glazed window, tiled walls.
OUTSIDE	
Front Garden	With picket fence and gate laid to shingle.
Rear Garden	Of good size laid to shingle with inset flower beds, pergola, 2 timber sheds.

Services

We understand that this property is connected to mains gas, electric, water and sewage.

Tenure

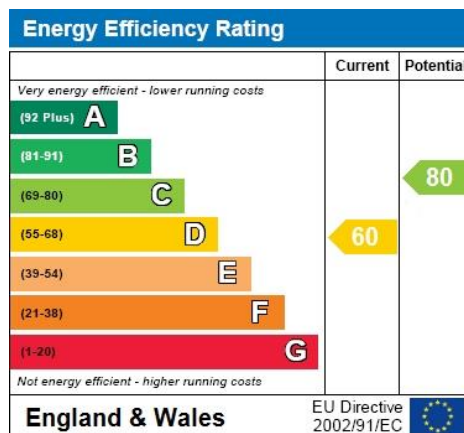
Freehold.

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.