

Parham Road, Gosport,
Hampshire, PO12 4TZ

£374,000



Detached Bungalow

En-Suite Shower Room To Bedroom 1

Driveway & Good Size Garage

PVCu Double Glazing

No Forward Chain

Three Bedrooms

Double Glazed Conservatory

Modern Wet Room

Gas Central Heating

Conveniently Located For Town Centre

023 9258 5588

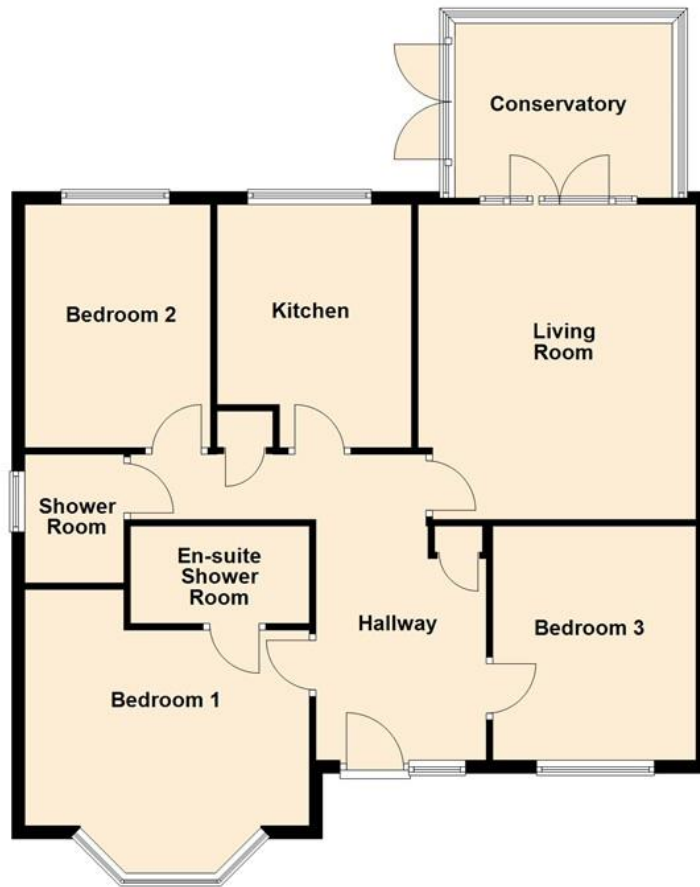
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Floor Plan

Approx. 102.7 sq. metres (1105.1 sq. feet)



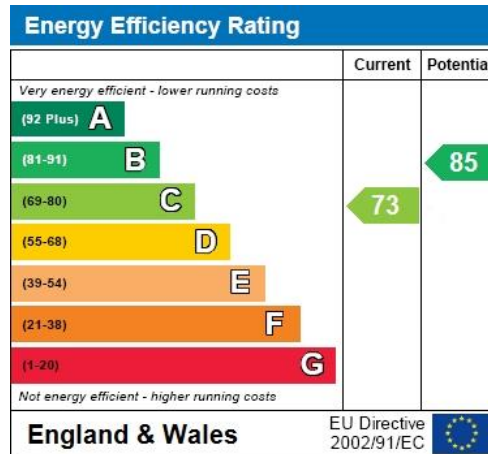
Total area: approx. 102.7 sq. metres (1105.1 sq. feet)



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**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, radiator, coved ceiling, access to loft space, airing cupboard.
Lounge	15'10" (4.83m) x 14'0" (4.27m) PVCu double glazed windows, 2 radiators, PVCu double glazed French doors to conservatory, coved ceiling.
Kitchen	12'2" (3.71m) x 9'10" (3m) Single drainer stainless steel sink unit, wall and base units with worksurface over, built in oven and 4 ring gas hob with extractor canopy over, plumbing for washing machine, space for fridge/freezer, ceramic tiled floor, tiled splashbacks, radiator, wall mounted gas central heating boiler, PVCu double glazed window and coved ceiling.
Conservatory	11'3" (3.43m) x 8'11" (2.72m) PVCu double glazed windows and French doors to garden, polycarbonate roof, ceramic tiled floor.
Bedroom 1	14'5" (4.39m) x 10'11" (3.33m) Into Bay PVCu double glazed window, radiator, built in double cupboard, coved ceiling.
En-Suite Shower Room	8'4" (2.54m) x 4'11" (1.5m) Shower cubicle, vanity hand basin, low level W.C. with concealed cistern, radiator, ceramic tiled floor, tiled splashbacks, extractor fan, coved ceiling.
Bedroom 2	12'4" (3.76m) x 9'5" (2.87m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 3	11'0" (3.35m) x 10'3" (3.12m) PVCu double glazed window, radiator, coved ceiling.
Wet Room	Shower with glass screen, vanity hand basin, low level W.C., PVCu double glazed window, chrome heated towel rail, coved ceiling, ceramic tiled floor and walls.
OUTSIDE	
Front Garden	With block paved driveway and front garden with part brick wall and fence, side pedestrian gate to:
Rear Garden	With lawn and patio, timber shed, block paved path.
Garage	18'7" (5.66m) x 9'0" (2.74m) With electric roller door.
Tenure	Freehold.
Council Tax	Band D.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
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:
<p style="text-align: center;">Viewing Notes</p>		

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.