

Southcroft Road, Gosport,
Hampshire, PO12 3LB

£247,000



Semi Detached Bungalow

Modern Kitchen

Gas Central Heating

Popular Bungalow Development

Two Bedrooms

Modern Bathroom

Rear Garden Of Sunny Aspect

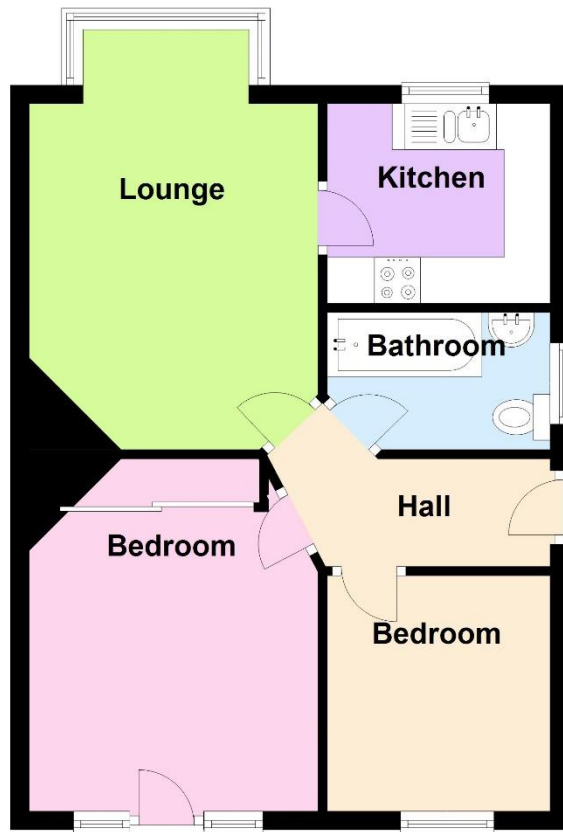
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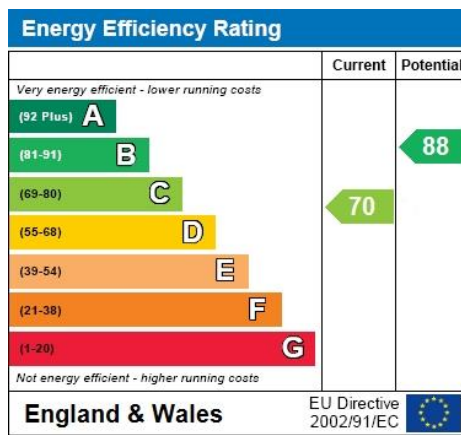
Ground Floor



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

Entrance Hall	Part glazed front door, access to loft space with pull down loft ladder.
Lounge	15'4" (4.67m) Into Bay x 10'3" (3.12m) Fire surround with marble style inset for feature, radiator.
Kitchen	7'11" (2.41m) x 7'1" (2.16m) 1 ½ bowl stainless steel sink unit, cream fronted wall and base units with worksurface over, built in oven and 4 ring gas hob with cooker extractor canopy over, plumbing for washing machine, space for fridge/freezer, cupboard with wall mounted gas combination boiler.
Bedroom 1	10'3" (3.12m) To Wardrobe x 10'4" (3.15m) Fitted wardrobes, radiator, door to garden.
Bedroom 2	8'5" (2.57m) x 7'11" (2.41m) Radiator.
Bathroom	7'11" (2.41m) x 4'10" (1.47m) White suite of panelled bath with mixer tap and shower attachment, pedestal hand basin, low level W.C., access to loft space, tiled splashbacks, radiator.
OUTSIDE	
Front Garden	With front fence and gate, laid to gravel. The owner advises us that there is concrete under the gravel. Side pedestrian access to:
Rear Garden	With paved patio and path, lawn, borders, timber shed.
Tenure	Freehold.
Council Tax	Band B.
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; color: #00AEEF;">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.