

Vernon Close, Gosport,  
Hampshire, PO12 3NU

£299,950



Extended Home

Separate Lounge

Modern Kitchen

Off Road Parking For Two Cars

Cul-De-Sac Location

Three Bedrooms

Kitchen / Family Room

Modern First Floor Bathroom

Gas Central Heating & PVCu Double  
Glazing

Ground Floor Cloakroom

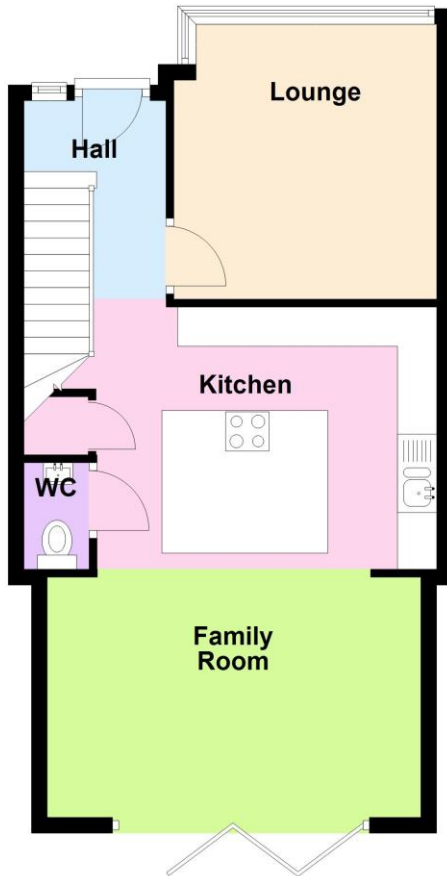
**023 9258 5588**

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

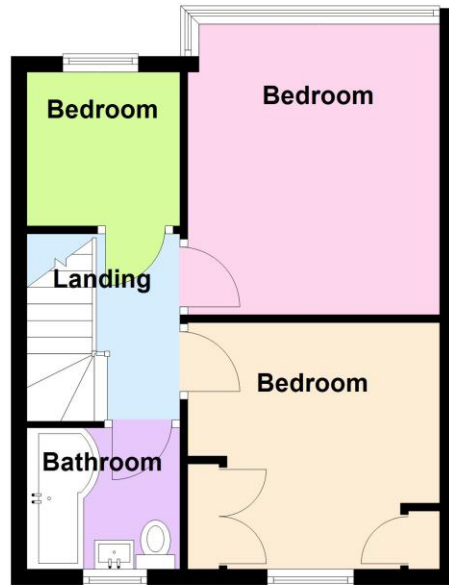
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**Ground Floor**



**First Floor**



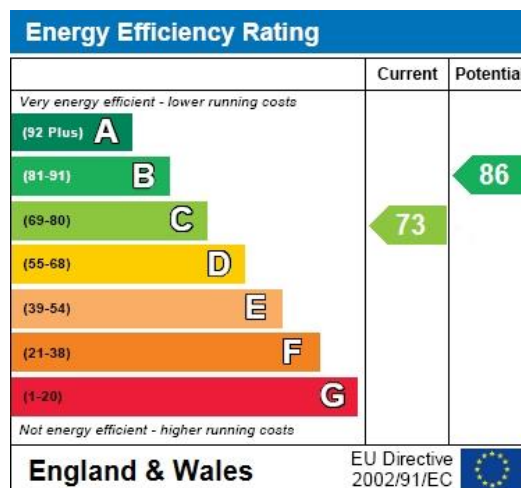
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**AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Entrance Hall	Front door, stained glass panel, tall standing radiator, stairs to first floor with spindle balustrade, understairs storage cupboard and timber flooring.
Lounge	11'2" (3.4m) x 10'11" (3.33m) PVCu double glazed bow window, coved ceiling, radiator, timber flooring.
Kitchen / Family Room	22'7" (6.88m) x 14'11" (4.55m) Max 1½ Bowl ceramic sink unit, wall and base cupboards with timber worksurface over, built in oven and microwave, warming drawer, built in dishwasher, breakfast bar, timber flooring and tiled splashbacks, 2 tall standing radiators, cupboard with plumbing for washing machine, bi-fold doors to patio area, 2 velux windows, television and storage cabinet.
Cloakroom	With W.C with concealed system, vanity hand basin with cupboard under, ½ tiled walls and ceramic tiled floor.
ON THE 1ST FLOOR	
Landing	Access to loft space and coved ceiling.
Bedroom 1	12'9" (3.89m) x 10'6" (3.2m) Built in wardrobe, PVCu double glazed window, radiator and coved ceiling.
Bedroom 2	10'7" (3.23m) x 10'3" (3.12m) PVCu double glazed window, built in double cupboard and additional cupboard with wall mounted gas central heating boiler, radiator, timber flooring and coved ceiling.
Bedroom 3	6'6" (1.98m) x 6'6" (1.98m) PVCu double glazed window, timber flooring, radiator, fitted cabin bed, wardrobe and bridging storage unit, radiator and coved ceiling.
Bathroom	White suite of panelled bath with mixer tap and separate shower over, vanity hand basin and low level W.C. PVCu double glazed window, aqua panel splashbacks, chrome heated towel rail.
OUTSIDE	
Front Garden	Block paved driveway with space for 2 cars.
Rear Garden	Paved patio with pergola and steps down to artificial lawn and crazy paved path, raised flower beds, rear pedestrian gate.
Workshop	Divided into two sections one with light and power and french doors, additional personal door on the outside to second section.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
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:

## 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.