

St Andrews Road, Gosport,
Hampshire, PO12 1QB

£313,500



Four Bedroom Family Home

Open Plan Kitchen / Family Room

Gas Central Heating

Conveniently Located With Shops, Schools
& Transport Links

Extended Accommodation

Separate Lounge

Garage

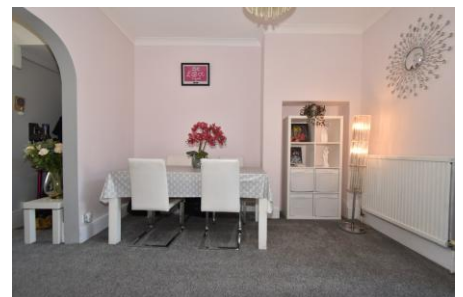
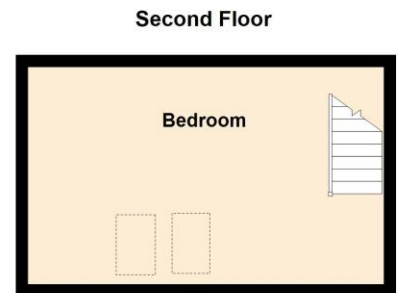
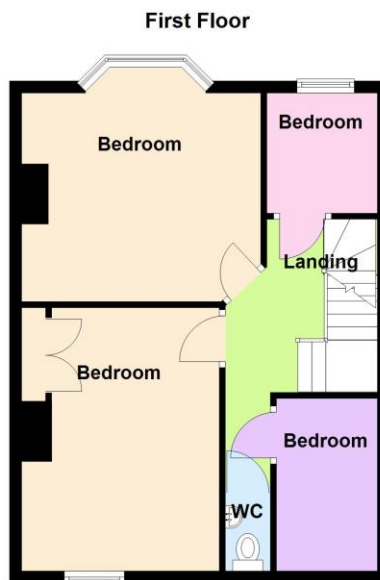
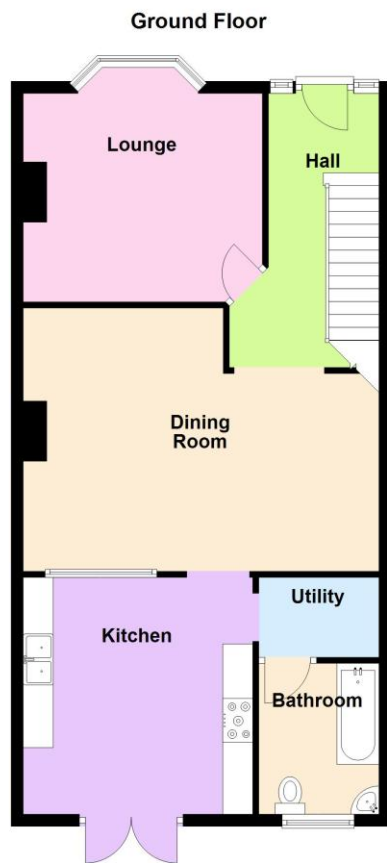
Useful Attic Area Access Via Permanent
Staircase

023 9258 5588

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

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

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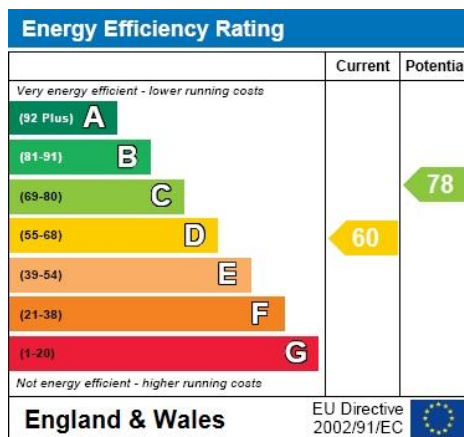
Entrance Hall	Glazed front door, double radiator, coved ceiling, understairs meter cupboard and recess, archway to family room.
Lounge	13'7" (4.14m) Into Bay x 12'11" (3.94m) PVCu double glazed window, double radiator, picture rail and coved ceiling.
Family Room	19'4" (5.89m) x 14'4" (4.37m) Max Coved ceiling, radiator, square archway to:
Kitchen	12'9" (3.89m) x 12'10" (3.91m) Double bowl stainless steel sink unit, white fronted wall and base units with worksurface over, PVCu double glazed French doors to garden, built in oven and 5 ring electric hob with cooker extractor canopy above, recess for American style fridge freezer, plumbing for dishwasher.
Separate Utility Area	With plumbing for washing machine, double wall unit and quarry tiled floor.
Bathroom	8'4" (2.54m) x 5'8" (1.73m) White suite of panelled bath, W.C, hand basin, chrome heated towel rail, PVCu double glazed window, tiled walls and floor.
ON THE 1ST FLOOR	
Landing	
W.C.	With W.C, wall mounted gas central heating boiler.
Bedroom 1	14'0" (4.27m) Into Bay x 13'0" (3.96m) PVCu double glazed window, double radiator and coved ceiling.
Bedroom 2	14'4" (4.37m) x 10'4" (3.15m) PVCu double glazed window, built in double cupboard and coved ceiling.
Bedroom 3	11'1" (3.38m) Into Recess x 5'6" (1.68m) PVCu double glazed window, coved ceiling.
Bedroom 4	6'6" (1.98m) x 6'0" (1.83m) PVCu double glazed window, radiator, staircase leading to:
Attic Area	14'4" (4.37m) x 18'0" (5.49m) With 2 roof windows and timber flooring.
OUTSIDE	
Front Forecourt	
Rear Garden	With patio, lawn and borders, gate to rear service road.
Detached Garage	
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Freehold.

Council Tax

Property Information

Band C.

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:

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.