

Little Green, Alverstoke,
Gosport, Hampshire, PO12 2EU

£395,000



Extended End Terraced House With Large
Than Normal Garden

Three Bedrooms

Separate Study

Cloakroom

PVCu Double Glazing & Gas Central
Heating Cloakroom

Popular Residential Cul-De-Sac Close To
Alverstoke Village

Lounge & Dining Room

Double Glazed Conservatory

No Forward Chain

Garage With Hardstanding In Front,
Additional Hardstanding Accessed Via
Double Gates From Green Lane

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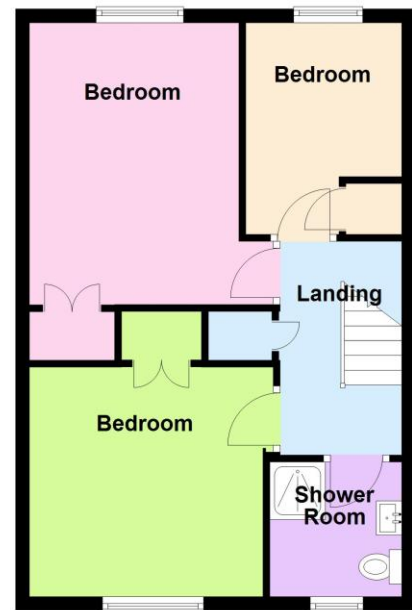
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Ground Floor



First Floor



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Entrance Hall	Composite front door, Georgian style door to:
Inner Hallway	Radiator, understairs cupboard, stairs to first floor.
Cloakroom	Low level W.C., corner hand basin, PVCu double glazed window, tiled splashbacks.
Lounge	18'7" (5.66m) Into Bay x 10'8" (3.25m) PVCu double glazed bay window, 2 radiators, coved ceiling, tiled fireplace and hearth, square archway to:
Dining Room	9'7" (2.92m) x 9'4" (2.84m) PVCu double glazed door to conservatory, radiator, coved ceiling.
Study	14'0" (4.27m) x 11'4" (3.45m) Twin aspect room with 2 PVCu double glazed windows, 2 radiators, coved ceiling.
Kitchen	9'8" (2.95m) x 8'1" (2.46m) Single drainer stainless steel sink unit, wall and base cupboards with worksurface over, electric cooker point, space for fridge/freezer, tiled splashbacks, PVCu double glazed window, Georgian style glazed door to:
Conservatory	17'7" (5.36m) x 9'10" (3m) PVCu double glazed windows, French doors to garden, radiator, wall mounted gas central heating boiler, plumbing for washing machine, space for additional appliance.
ON THE 1ST FLOOR	
Landing	Access to loft space, storage cupboard.
Bedroom 1	13'5" (4.09m) x 8'5" (2.57m) To Wardrobe PVCu double glazed window, built in double cupboard, further wardrobes radiator.
Bedroo 2	11'3" (3.43m) x 11'0" (3.35m) PVCu double glazed window, built in double cupboard.
Bedroom 3	7'5" (2.26m) x 7'0" (2.13m) widening to 10'2 max (3.1m), PVCu double glazed window, radiator, overstairs cupboard.
Shower Room	6'5" (1.96m) x 6'4" (1.93m) Shower cubicle, W.C., pedestal hand basin, PVCu double glazed window, radiator, tiled splashbacks, aqua panel to shower area.
OUTSIDE	
Front Garden	With lawn and borders.
Rear Garden	With paved patio, lawn, 2 timber sheds, additional concrete hardstanding to the rear of the garden accessed via timber gates from Green Lane with iron gate to main garden, rear pedestrian access leading to:
Garage	With concrete handstanding in front.

Services

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

Agents Note

The Oak tree has a tree preservation order.

Tenure

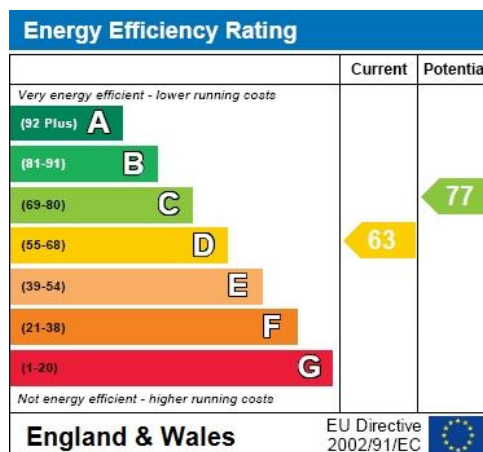
Freehold.

Council Tax

Band E.

Property Information

For information on broadband speed and mobile phone coverage for this property visit: <https://checker.ofcom.org.uk>
For flood risk information visit: <https://www.gov.uk/check-long-term-flood-risk>



Full Energy Performance Certificate
available upon request

Appointment		
Date:	Time:	Person Meeting:
<div>Viewing Notes</div>		

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.