

Fairlead Drive, Rowner,
Gosport, Hampshire, PO13 9UX

£230,000



Middle Terraced House

Modern Kitchen / Breakfast Room

PVCu Double Glazing

Parking For Two Cars

Ideal First Time Purchase

Two Bedrooms

Modern Bathroom

Gas Central Heating

Landscaped Rear Garden

In Our Opinion, A Well Presented Home

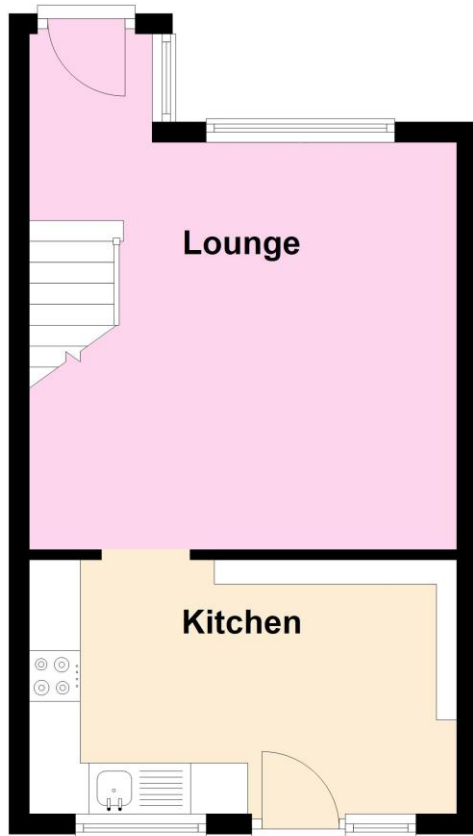
023 9258 5588

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

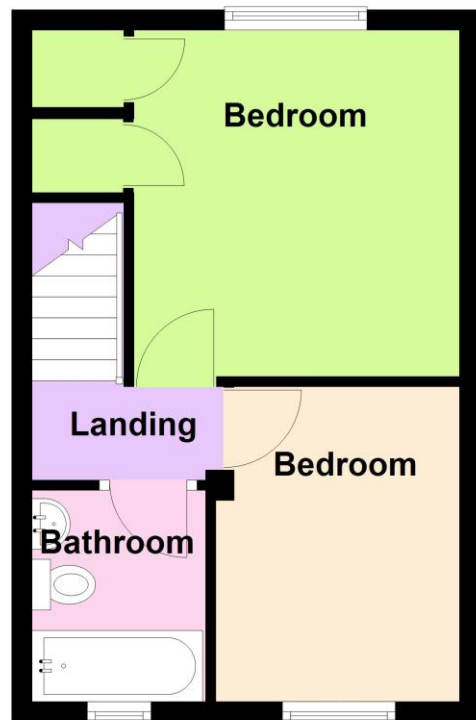
Email: office@dimon-estate-agents.co.uk

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Ground Floor

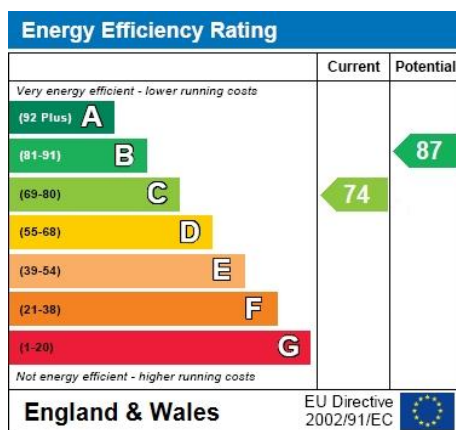


First Floor



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WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 55 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT

Entrance Porch	PVCu double glazed front door, coved ceiling, laminate flooring.
Lounge	13'10" (4.22m) Max x 13'1" (3.99m) PVCu double glazed window, double radiator, coved ceiling, understairs cupboard, laminate flooring, stairs to first floor.
Kitchen / Breakfast Room	13'9" (4.19m) x 8'3" (2.51m) Single drainer stainless steel sink unit, white fronted wall and base units with worksurface over, electric cooker point, cooker extractor canopy over, plumbing for washing machine, space for fridge/freezer, breakfast bar, radiator, laminate flooring, PVCu double glazed window and door to garden.
ON THE 1ST FLOOR	
Landing	Access to loft space.
Bedroom 1	11'3" (3.43m) x 10'5" (3.18m) PVCu double glazed window, built in cupboard, further cupboard with wall mounted Vaillant gas central heating boiler.
Bedroom 2	10'2" (3.1m) x 7'10" (2.39m) PVCu double glazed window, radiator.
Bathroom	6'9" (2.06m) x 5'7" (1.7m) White suite of panelled bath with antique style mixer tap and shower attachment, vanity hand basin, low level W.C., chrome heated towel rail, tiled splashbacks, PVCu double glazed window, timber flooring, coved ceiling.
OUTSIDE	
Front Garden	2 tarmaced parking spaces, paved front garden area.
Rear Garden	With large paved patio, outside water tap, power points.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Freehold.
Council Tax	Band C.
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:
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.