

Revenge House, The Anchorage,
Gosport, Hampshire, PO12 1TE

£120,000



Ground & First Floor Maisonette

Twin Aspect Lounge

First Floor Shower Room

PVCu Double Glazing

Residents Communal Parking

Two Bedrooms

Separate Kitchen With Window

Gas Central Heating

Conveniently Located For Stoke Road &
Town Centre

No Forward Chain

023 9258 5588

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

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

To view all our properties visit:

www.GosportProperty.com

Ground Floor

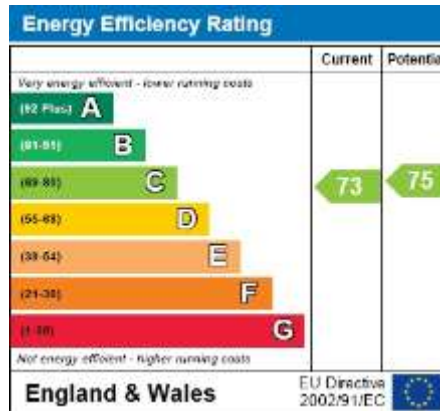


First Floor



SELLING YOUR OWN PROPERTY IN GOSPORT?
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 Hall	Composite front door with glazed panel, radiator, understairs storage cupboard, further storage cupboard, gas and electric meter cupboard.
Lounge / Dining Room	23'9" (7.24m) x 11'5" (3.48m) 2 PVCu double glazed windows on twin aspect, double radiator, Georgian style glazed door to hallway.
Kitchen	8'10" (2.69m) x 8'2" (2.49m) 1 ½ bowl sink unit, wall and base cupboards with worksurface over, built in oven and 4 ring gas hob with cooker extractor hood above, plumbing for washing machine, tiled splashbacks, PVCu double glazed window, ceramic tiled floor, integrated fridge and freezer.
ON THE 1ST FLOOR	
Landing	Radiator, airing cupboard with wall mounted Vaillant gas central heating boiler.
Bedroom 1	11'9" (3.58m) x 11'6" (3.51m) PVCu double glazed window, double radiator, built in double cupboard.
Bedroom 2	9'11" (3.02m) x 9'2" (2.79m) Plus Recess PVCu double glazed window, radiator, built in double cupboard.
Shower Room	8'1" (2.46m) x 5'5" (1.65m) Shower cubicle, pedestal hand basin, low level W.C., PVCu double glazing window, 1/2 tiled walls, shelf unit, radiator.
Walk-In Cupboard	6'1" (1.85m) x 5'9" (1.75m) Radiator, (no window).
OUTSIDE	Store shed 6'4 (1.92m) x 2'10 (0.87m) and residents communal parking.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Leasehold. Balance of a 125 year lease from 6th May 1991. Current ground rent £10 per year and maintenance charges £907.81 per year. Building Insurance £420.00 per year. These details are provided to the best of our ability from the information provided to us by the owner, but a buyer should check the figures once the official leasehold enquiries from the management company/freeholder are received by their legal advisor as they can be subject to change. This should be done before exchanging contracts to purchase the property.
Council Tax	Band B.
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.