

Cleveland Road, Gosport,
Hampshire, PO12 2JG

£340,000



Four Bedroom Family Home
Two Reception Rooms
Ground Floor & First Floor Shower Rooms
Low Maintenance Landscaped Garden
New Central Heating & Re-Wiring

Recently Renovated To A High Standard
Spacious Kitchen/Breakfast Room
En-Suite To Bedroom On 2nd Floor
No Forward Chain
Conveniently Located For Stoke Road & Its
Facilities

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A recently renovated to a high standard property which is currently in the format of an HMO, but with the potential of it being of interest as a family home. The renovation of the property included a new central heating system with warranty and the property was re-wired. In addition, the kitchen and bathrooms are new as is the decoration and floor coverings.

Externally, we understand the property has a new roof and the garden has been paved as part of its landscaping to make a low maintenance outdoor entertaining area. This is a short list of the many improvements taken place to the property.

Why not book a viewing to see what is on offer.



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Entrance Hall	Glazed front door, radiator, LVT flooring, meter cupboard incorporating fire control panel, stairs to first floor, understairs cupboard with lockable door.
Dining Room / Study	11'6" (3.51m) x 7'7" (2.31m) widening to 9'11" (3.02m) into recess, PVCu double glazed window, radiator.
Shower Room	7'1" (2.16m) x 4'6" (1.37m) Shower cubicle with rain shower, vanity hand basin, W.C. with concealed cistern, aqua panel splashbacks, large mirror light unit, chrome heated towel rail, extractor fan, LVT flooring.
Lounge	10'6" (3.2m) x 8'2" (2.49m) Radiator, built in cupboard, PVCu double glazed door to inner patio area, which has a further timber gate giving access to main outdoor area.
Kitchen / Breakfast Room	30'8" (9.35m) x 7'9" (2.36m) narrowing to 5'11" (1.8m), PVCu double glazed window, radiator, LVT flooring, inset TV. Kitchen Area: with single drainer sink unit, plumbing for 2 washing machines, plumbing for dishwasher, space for American style fridge/freezer, 2 built in ovens, 2 hobs with extractor hoods over, breakfast bar, PVCu double glazed French doors to garden, 2 PVCu double glazed windows, radiator.
ON THE 1ST FLOOR	
Landing	Storage cupboard, stairs to first floor.
Bedroom	15'1" (4.6m) x 9'5" (2.87m) narrowing to 4'5" (1.35m), 2 PVCu double glazed windows, radiator.
Shower Room	7'10" (2.39m) x 5'6" (1.68m) plus shower recess, Shower cubicle, vanity hand basin with cupboard under, W.C. with concealed cistern, illuminated mirror, extractor fan, chrome heated towel rail, LVT flooring.
Bedroom	10'10" (3.3m) x 7'10" (2.39m) PVCu double glazed window, radiator.
Bedroom	10'6" (3.2m) x 8'2" (2.49m) PVCu double glazed window, radiator.
ON THE 2ND FLOOR	
Landing	With Velux window.
Bedroom	14'1" (4.29m) x 12'11" (3.94m) Max 2 Velux windows, radiator
En-Suite Shower Room	7'10" (2.39m) x 4'7" (1.4m) With shower cubicle, vanity hand basin with cupboard under, low level WC with concealed cistern, PVCu double glazed window, chrome heated towel rail, LVT flooring, illuminated mirror, aqua panel splashbacks, extractor fan.

OUTSIDE

Front Garden

With fence and gate, bike holder, paved path, shingle.

Rear Garden

Paved patio for low maintenance, shingled area, raised planters.

Services

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

Tenure

Freehold.

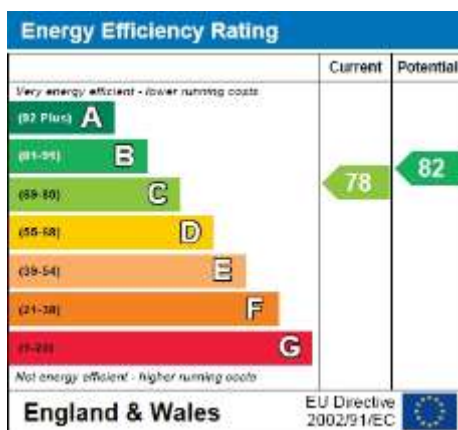
Council Tax

Band A (This may be reviewed if changed back to a family home).

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.