

Kennedy Crescent, Alverstoke,  
Gosport, Hampshire, PO12 2NN

£930,000



Detached House On Substantial Plot  
Triple Aspect Lounge / Dining Room  
Kitchen & Separate Utility Room  
Additional Ground Floor Lounge, Bedroom  
& Shower Room, Making Possible Annexe  
Ample Parking

Three Bedrooms  
Additional Lounge/Entertainment Room  
Spacious First Floor Bathroom  
Mature Gardens With A Plot Size Of  
Approx 0.8 Acre  
Updating & Improvement Required

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An extended detached house located in mature extensive grounds providing ample parking facilities. Mature trees and shrubs surround the site, with a large lawned area to the side and rear of the property. The property itself has been extended and provides good size rooms with the potential for one section to be made into a separate annexe. Updating and improvement is required to the property and there may be the potential of further development, subject to speaking to the local authority and obtaining any required local authority permission and consents.



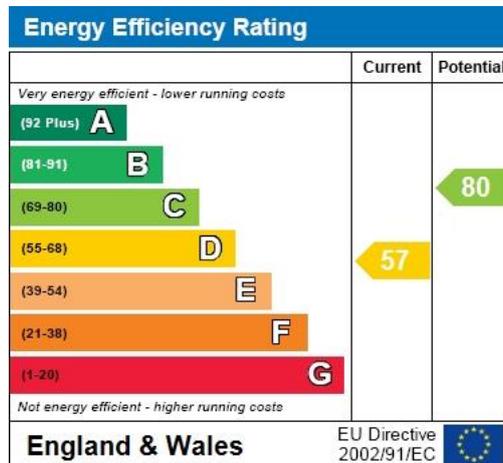
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Entrance Porch	Radiator, ceramic tiled floor, Georgian style door to:
Entrance Hall	Understairs recess, small cupboard, radiator, storage cupboard, stairs to first floor.
Cloakroom	With W.C., corner hand basin, radiator.
Lounge / Dining Room	
Lounge Area	21'9" (6.63m) x 12'5" (3.78m) Triple aspect room with French doors to garden, stone fireplace, coved ceiling, wood block flooring.
Dining Area	14'7" (4.45m) x 9'10" (3m) Wood block flooring, radiator, coved ceiling.
Additional Lounge / Entertainment Room	13'0" (3.96m) x 13'0" (3.96m) Max Radiator, coved ceiling.
Inner Lobby	With ceramic tiled floor.
Bedroom 4 / Study	11'9" (3.58m) x 8'5" (2.57m) Radiator, built in cupboard.
Shower Room	Shower cubicle, vanity hand basin, low level W.C., ½ tiled walls, ceramic tiled floor, radiator.
Kitchen	12'11" (3.94m) x 9'10" (3m) Double drainer stainless steel sink unit, base cupboards, gas cooker point, plumbing for dishwasher, larder cupboard.
Utility Room	10'5" (3.18m) x 8'9" (2.67m) Butler sink, plumbing for washing machine, space for dryer, gas central heating boiler, door to garden, radiator.
<b>ON THE 1ST FLOOR</b>	
Landing	Access to loft space.
Bedroom 1	14'5" (4.39m) x 13'0" (3.96m) Radiator, built in cupboard, eaves cupboard.
Bedroom 2	13'0" (3.96m) x 11'3" (3.43m) Radiator, built in cupboards, eaves cupboard.
Bedroom 3	11'9" (3.58m) x 8'1" (2.46m) Plus Recess
Bathroom	Bath, pedestal hand basin, W.C., bidet, 2 radiators.
<b>OUTSIDE</b>	
	The property is approached by a shared access leading to a wide driveway for this property with space for many cars. The grounds to the property extend around the house with lawn and mature trees and shrubs, summer house.
Tenure	Freehold.

Council Tax

Band G.





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.