

Situated in a popular location within Stubbington is this delightful three bedroom semi-detached home. The property benefits from garage directly in front of the property, delightful enclosed rear garden and for sale with no forward chain.

The Accommodation Comprises
UPVC double glazed front door to:

Entrance Hall
Cupboard housing meters, stairs to first floor.

Lounge/ Diner 14' 10" x 13' 10" (4.52m x 4.21m)
Storage cupboard, two radiators, feature fireplace with electric fire inset, coving to ceiling, sliding doors to:

Conservatory 12' 5" x 7' 11" (3.78m x 2.41m)
UPVC double glazed windows and doors to rear garden, glass roof.

Kitchen 8' 3" x 7' 10" (2.51m x 2.39m)
UPVC double glazed window to front elevation, fitted with a range of base cupboards and matching eye level units, roll-top work surface, under unit lighting, integrated electric oven and hob, integrated slimline dishwasher, washing machine and fridge, one half bowl single drainer sink unit with mixer tap, display units.

First Floor Landing
Cupboard housing boiler.

Bedroom One 11' 1" x 8' 7" (3.38m x 2.61m)
UPVC double glazed window to rear elevation, coving to ceiling, range of built-in wardrobes and over bed storage, radiator, access to loft space.

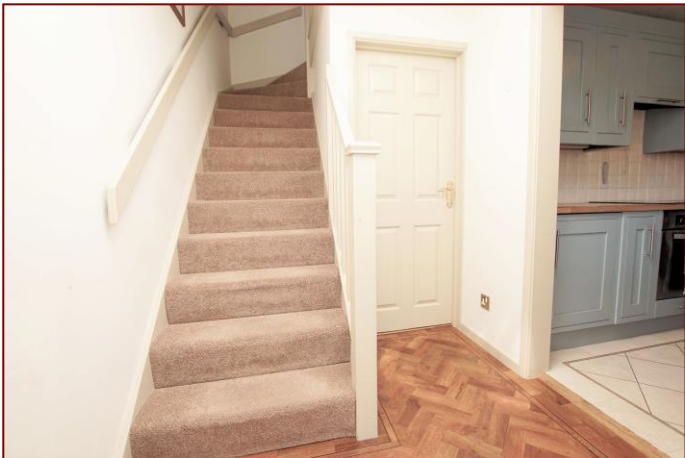
Bedroom Two 10' 9" x 8' 7" (3.27m x 2.61m)
UPVC double glazed window to front elevation, coving to ceiling, radiator.

Bedroom Three 6' 10" x 5' 11" (2.08m x 1.80m)
UPVC double glazed window to rear elevation, coving to ceiling, radiator.

Bathroom 5' 10" x 5' 5" (1.78m x 1.65m)
Obscured UPVC double glazed window to front elevation, close coupled WC, pedestal wash hand basin, panelled bath with shower over.

Outside
The rear garden is a delightful feature of the home enclosed by wooden panel fencing, mainly laid to lawn with delightful flower borders, shingle seating area and summerhouse, side pedestrian access. To the front of the property there is a further garden laid to artificial grass, shrubs and pathway leading to front door, the garage is located directly in front of the property with power and light connected, up and over door, gate providing direct access.

General Information
Construction - Traditional
Water Supply – Portsmouth Water
Electric Supply – Mains
Gas Supply - Mains
Sewerage - Mains
Mobile & Broadband coverage - Please check via:
<https://checker.ofcom.org.uk/>
Flood risk - Please check via: <https://www.gov.uk/check-long-term-flood-risk>



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Freehold

Council Tax Band: C



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DRAFT DETAILS

£315,000
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