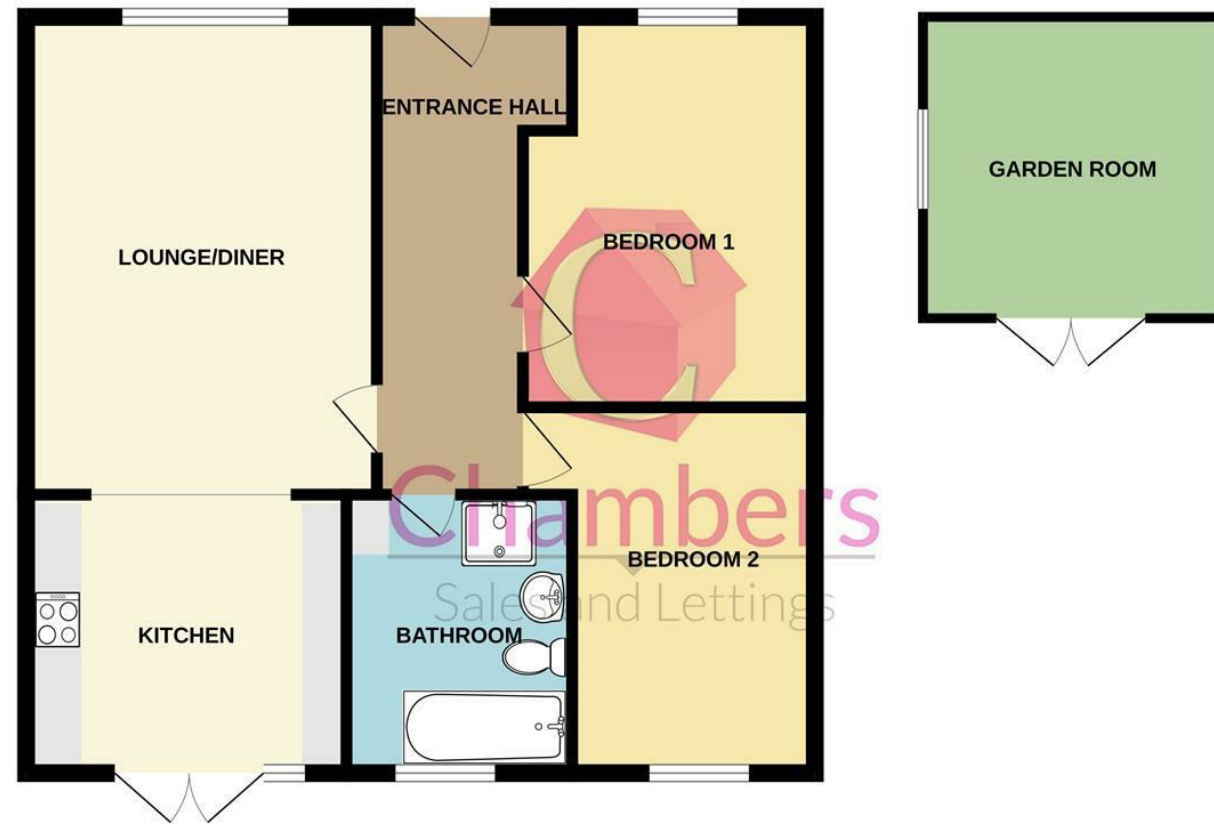
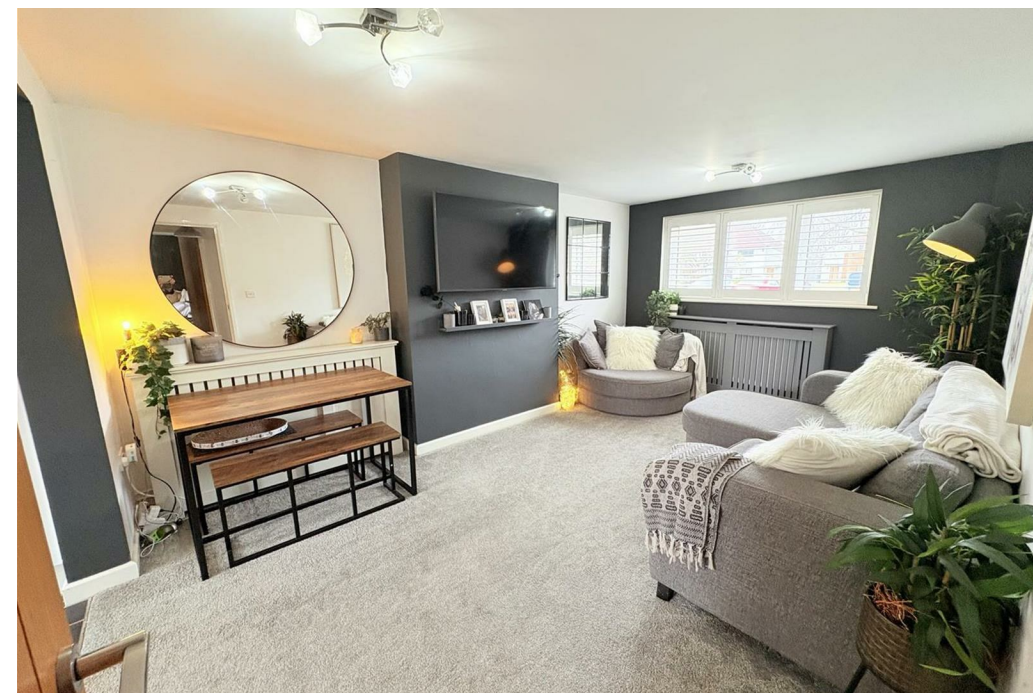


## GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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PO13 9SE



01329665700

Stubbington



14 Henville Close  
Gosport  
PO13 9SE

Offers Over £210,000  
Leasehold



Entrance Hallway

Accessed via a wood and glazed front door, Feature Karndean flooring, doors to all rooms, radiator,

Lounge/Diner

15'9" x 10'10" (4.82 x 3.31)

Double glazed window to front elevation with fitted shutters, two radiators, open access to:

Kitchen

9'8" x 8'7" (2.97 x 2.62)

Refitted a year ago with a range of modern white gloss units with under unit lighting, inset sink unit with mixer tap, work surfaces, integrated appliances including electric oven and four ring electric hob with extractor hood over, integrated dishwasher and fridge/freezer, plumbing for washing machine, ceramic tiled floor, Double glazed patio doors to rear garden with fitted shutters.

Master Bedroom

12'4" x 12'2" (3.77 x 3.72 )

Double glazed window to front elevation with fitted shutters, radiator.

Bedroom Two

11'11" x 9'8" (3.64 x 2.97)

Double glazed window to rear elevation with fitted shutters, radiator.

Family Bathroom

Refitted with a four piece suite comprising of a panel bath, seperate shower cubicle, inset vanity sink unit, close coupled WC, grey towel heater.

Garden Room/Home Office

9'10" x 9'10" (3.0 x 3.0)

A timber construction, fully insulated with power and light.

Rear Garden

A stunning landscaped rear garden with a large patio area, further area laid to artificial lawn, side pedestrian access gate, fully fence enclosed, outside tap, brick built storage shed, further brick storage shed with light housing the combi boiler with Hive heating.

Parking

There is a communal parking area to the front of the property.

Leasehold Information

The managing agent is 'Prem' and the current owner pays £111.38 per month this includes ground rent and buildings insurance. There is 106 years left on the lease.

Property Information

Construction: Traditional under a tiled roof.

Council: Gosport

Council Tax: A

Broadband: According to Ofcom Ultrafast broadband is available, however you must make your own enquiries.

Mobile Coverage: According to Ofcom EE,O2, and Vodafone offer Likely or Limited service, however you must make your own enquiries.

Parking: Free to all parking

