

£560,000
17 Bury Road
Hampshire, PO12 3UE

LAND ROVER
26 SPE

PROPERTY SUMMARY

A substantial and distinctive residence situated in the heart of Gosport, offering generous and versatile accommodation ideally suited to modern family living. This impressive home features five generously sized bedrooms and four versatile reception rooms, providing abundant space for both everyday life and entertaining. From the moment you enter, the property showcases a wealth of character, highlighted by an elegant entrance hall and staircase that set the tone throughout. At the heart of the home lies a stylish open-plan kitchen and dining area, thoughtfully designed to meet the demands of modern living with ample room for both family meals and social gatherings. Two separate family rooms













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TOTAL FLOOR AREA: 2140 sq ft (198 sq m) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of the property are taken and are not intended to be used as a basis for any legal proceedings. This plan is for illustrative purposes only and should be used as a guide only. The property, fixtures and appliances shown here may have been altered and are guaranteed as to their availability or efficiency under the terms of the contract. (EPC and Energy Rating)

LOCAL AUTHORITY
Gosport Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band E

VIEWINGS
By prior appointment only

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.



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