



Dunkeld Road, Gosport, PO12 4NH

welcome to

Dunkeld Road, Gosport

**** Extended to the Rear and in the Loft ** Fully Fitted Kitchen/Diner ** Ideal Location for Shops, Schools and Bus and Road Links ** Substantial Garage Space with Electric Roller Door ** Two Ensuites ****

Entrance Porch

UPVC door to front access, UPVC double glazed windows to front and side elevation, inner door to:

Entrance Hall

UPVC door to access, stairs to first floor landing, understairs cupboard, radiator.

Shower Room

Shower cubicle, wash hand basin, wc, tiled surrounds.

Dining Room

11' 8" x 9' 4" (3.56m x 2.84m)

Open plan to kitchen/dining room, radiator, sliding doors to:

Lounge

14' 5" max x 12' 1" max (4.39m max x 3.68m max)

UPVC double glazed bay window to front elevation, feature fire surround with in-set log burner, tv point, radiator.

Kitchen/Diner

16' 10" x 11' 6" (5.13m x 3.51m)

UPVC French style doors to rear access, UPVC double glazed window to rear elevation, skylight window, matching wall and base units, space for washing machine, fridge and freezer, additional work surface prep area, integrated oven, hob, cooker-hood, one and a half bowl ceramic sink, wooden work surfaces, underfloor heating.

Utility Room

Matching wall and base units, plumbing for washing machine, space for tumble dryer, stainless steel sink and drainer unit.

First Floor Landing

Stairs to second floor, doors to:

Bedroom 1

15' 2" max x 12' 3" max (4.62m max x 3.73m max)

UPVC double glazed bay window to front elevation, radiator, door to:

En-Suite

UPVC double glazed window to front elevation, extra large bath with shower attachment, wc, vanity wash hand basin, heated towel rail, extractor, tiled surrounds.

Bedroom 2

11' 7" x 9' 5" (3.53m x 2.87m)

UPVC double glazed window to rear elevation, radiator.

Bedroom 3

8' 3" x 8' 2" (2.51m x 2.49m)

UPVC double glazed window to rear elevation, wall mounted gas boiler, radiator.

Second Floor Landing

Skylight window, eaves storage space, door to:

Bedroom 4

17' 8" x 15' 6" (5.38m x 4.72m)

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Skylight window to rear elevation, Skylight window to front elevation, two radiators, eaves storage space, door to:





En-Suite

Skylight window to front elevation, walk-in shower cubicle, vanity wash hand basin, wc, heated towel rail.

Outside

To the front the garden has a pathway leading to the front door, shrubs and flowers and enclosed by a half brick wall. To the rear the garden is laid to patio with a laid to lawn section and enclosed by fencing.

Garage

27' 9" max x 16' 8" max (8.46m max x 5.08m max)
Electric power door, light and power.



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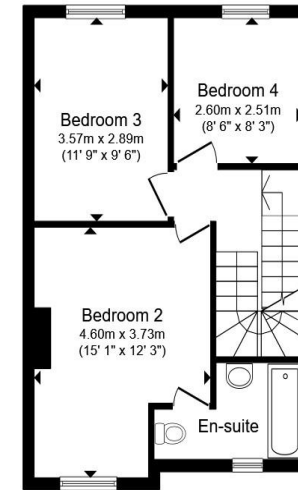
- Four Bedrooms
- Two Ensuites
- No Onward Chain
- Downstairs WC and Shower Room
- Substantial Garage

Tenure: Freehold EPC Rating: C
Council Tax Band: C

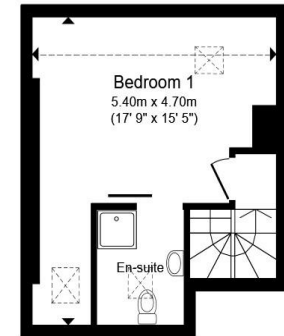
£335,000



Ground Floor



First Floor



Second Floor

Total floor area 124.5 m² (1,340 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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Property Ref:
GOS113283 - 0004

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