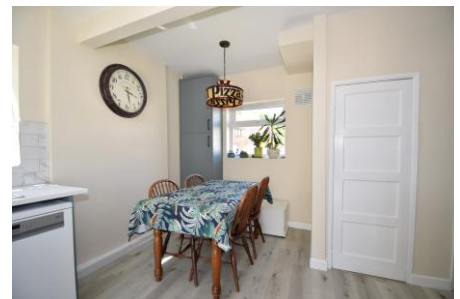


Layton Road, Bridgemary,  
Gosport, Hampshire, PO13 0JG

£299,995



Well Presented Family Home

Three Bedrooms

Kitchen / Dining Room

PVCu Triple Glazing & Gas Central Heating

Outside Store Shed

Corner Position Providing Excellent  
Parking

Separate Lounge

First Floor Bathroom & Separate W.C.

Well Presented Rear Garden

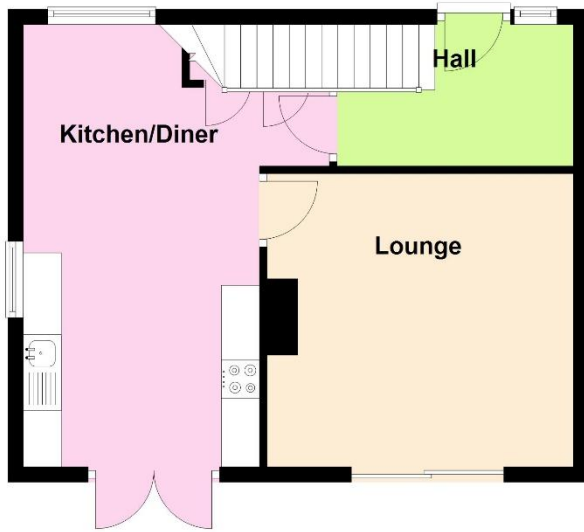
**023 9258 5588**

6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE

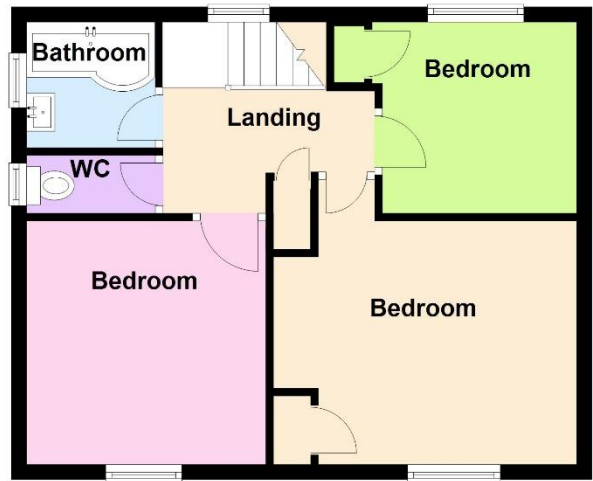
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**Ground Floor**



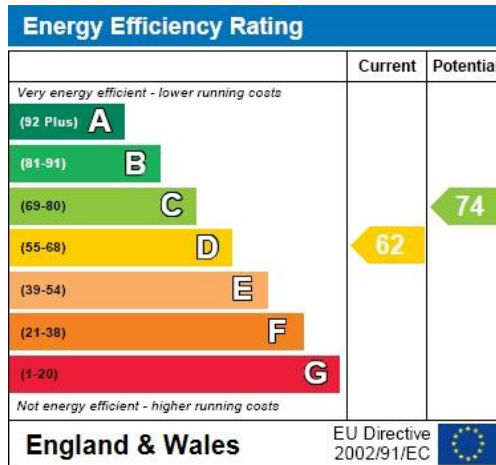
**First Floor**



**SELLING YOUR OWN PROPERTY IN GOSPORT?  
WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 55 YEARS  
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Entrance Hall	Composite front door and window adjacent, radiator, laminate flooring, stairs to first floor.
Kitchen / Dining Room	19'0" (5.79m) x 10'2" (3.1m) 1½ bowl stainless steel sink unit, grey fronted wall and base units with worksurface over, plumbing for washing machine and dishwasher, space for dryer, space for American style fridge/freezer, 2 PVCu triple glazed windows and French doors to garden, laminate flooring, cupboard with wall mounted Vaillant gas central heating boiler, tiled splashbacks, understairs meter and storage cupboard, skirting heater.
Lounge	13'1" (3.99m) x 12'8" (3.86m) Triple glazed sliding patio door to garden, tall standing radiator.
ON THE 1ST FLOOR	
Landing	PVCu triple glazed window, shelved cupboard, access to boarded out loft space with pull down loft ladder and 2 velux windows.
Bedroom 1	12'10" (3.91m) Max x 10'1" (3.07m) PVCu triple glazed window, double radiator, built in cupboard, further cupboard with shelving.
Bedroom 2	10'5" (3.18m) x 10'3" (3.12m) PVCu triple glazed window, radiator.
Bedroom 3	8'5" (2.57m) x 8'3" (2.51m) PVCu triple glazed window, radiator, over stairs cupboard.
Bathroom	White suite of panelled bath with mixer tap and separate Mira shower over, vanity hand basin, PVCu double glazed window, chrome heated towel rail, tiled walls, extractor fan, blue tooth speaker.
Separate W.C.	W.C., incorporating hand basin, triple glazed window, extractor fan.
OUTSIDE	
Front Garden	Lawn, decorative stone parking area with space for several cars, side pedestrian access to:
Rear Garden	Concreted patio, outside store cupboard, lawn, flower borders.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Tenure	Freehold.
Council Tax	Band B.
Property Information	For information on broadband speed and mobile phone coverage for this property visit: <a href="https://checker.ofcom.org.uk">https://checker.ofcom.org.uk</a> For flood risk information visit: <a href="https://www.gov.uk/check-long-">https://www.gov.uk/check-long-</a>

term-flood-risk



Full Energy Performance Certificate available upon request

Appointment		
Date:	Time:	Person Meeting:
<a href="#">Viewing Notes</a>		

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.