DIMON Estate Agents

Malvern Road, Gosport,
Hampshire, PO12 3LH

£245,000













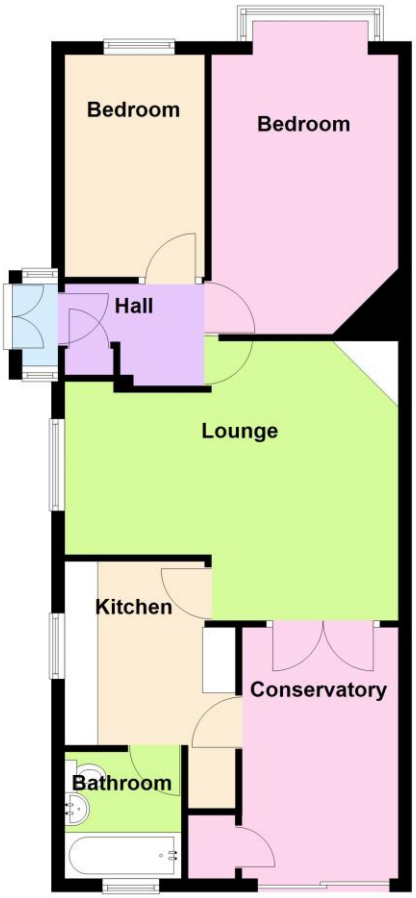
- Semi Detached Bungalow
- Cul-De-Sac Location
- Double Glazed Conservatory
- Gas Central Heating
- Two Bedrooms
- Spacious Lounge
- PVCu Double Glazing
- No Forward Chain

023 9258 5588

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Email: office@dimon-estate-agents.co.uk

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Ground Floor



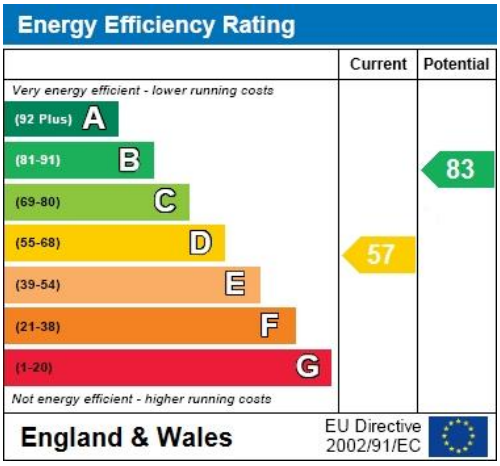






SELLING YOUR OWN PROPERTY IN GOSPORT?
WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 57 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT

Entrance Porch	
Entrance Hall	Part glazed hardwood front door, meter cupboard, radiator, access to loft space, dado rail.
Lounge / Dining Room	16'9" (5.11m) x 13'11" (4.24m) narrowing to 8`0 (2.44m), PVCu double glazed window, radiator, fireplace with tiled inset and living flame gas fire, picture rail, 2 radiators, Georgian style french doors to conservatory.
Kitchen	8'10" (2.69m) x 8'5" (2.57m) Single drainer stainless steel sink unit, wall and base cupboards with worksurface over, gas cooker point, plumbing for washing machine, recess for fridge/freezer, wall mounted Vaillant gas central heating boiler, PVCu double glazed window, tiled splashbacks, Georgian style glazed door to conservatory, radiator.
Conservatory	12'5" (3.78m) x 7'8" (2.34m) PVCu double glazed sliding patio door, polycarbonate roof, storage cupboard.
Bathroom	6'4" (1.93m) x 5'9" (1.75m) White suite of panelled bath with mixer tap and shower attachment, pedestal hand basin, low level W.C., PVCu double glazed window, radiator, tiled walls.
Bedroom 1	16'9" (5.11m) Into Bay x 9'4" (2.84m) PVCu double glazed window, 2 radiators, fireplace, picture rail.
Bedroom 2	11'1" (3.38m) x 6'11" (2.11m) PVCu double glazed window, radiator, picture rail.
OUTSIDE	
Front Garden	With paving, side pedestrian access to;
Rear Garden	With patio, lawn and borders, timber shed.
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: https://checker.ofcom.org.uk For flood risk information visit: https://www.gov.uk/check-long-term-flood-risk



Full Energy Performance Certificate
available upon request

Appointment		
Date:	Time:	Person Meeting:

Viewing Notes

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.