Offers Over £120,000

Whiteacres Close, Gosport PO12 4XD

1 1 1

HIGHLIGHTS

- WELL PRESENTED ONE BEDROOM FIRST FLOOR FLAT
- NO ONWARD CHAIN
- LONG LEASE
- RESIDENTS PERMIT PARKING
- GOOD-SIZED TWIN-ASPECT LIVING ROOM
- FITTED KITCHEN
- DOUBLE GLAZING
- SECURITY INTERCOM ENTRY SYSTEM
- CLOSE TO LOCAL SHOPS & BUS ROUTES

WELL PRESENTED ONE BEDROOM FIRST FLOOR FLAT | NO ONWARD CHAIN | LONG LEASE | RESIDENTS PERMIT PARKING

Bernards Estate Agents are delighted to offer for sale this well-presented one bedroom first floor flat, ideally situated close to local shops, bus routes and everyday amenities.

The property benefits from no onward chain, a long lease, double glazing, electric heating and a security intercom entry system. The accommodation comprises a good-sized twin-aspect living room, fitted kitchen, one bedroom and bathroom.

Externally, residents benefit from permit parking.

An ideal opportunity for first-time buyers or investors, with its convenient location and ready-to-move-into presentation.

Call today to arrange a viewing
02392 004660
www.bernardsea.co.uk

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PROPERTY INFORMATION

ENTRANCE HALL

LOUNGE
14'2 x 11'2 (4.32m x 3.40m)

KITCHEN
11'2 x 5'4 (3.40m x 1.63m)

BEDROOM
11'9 x 8'9 (3.58m x 2.67m)

BATHROOM
7'9 x 5'3 (2.36m x 1.60m)

OUTSIDE

RESIDENTS CAR PARK

LEASEHOLD INFORMATION
We are informed by the sellers that the property benefits from the balance of a 999-year lease commencing 1st June 1991. The current ground rent is £50 per annum, with maintenance charges of £837.24 per annum.

COUNCIL TAX BAND A

Financial Services
Mortgage & Protection - We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.
If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home and income, look no further!

Anti money laundering
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

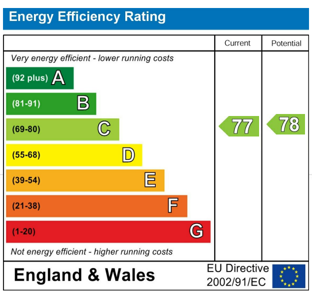
Offer check procedure
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

Removals
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

Solicitors
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

Bernards mortgage & protection
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!



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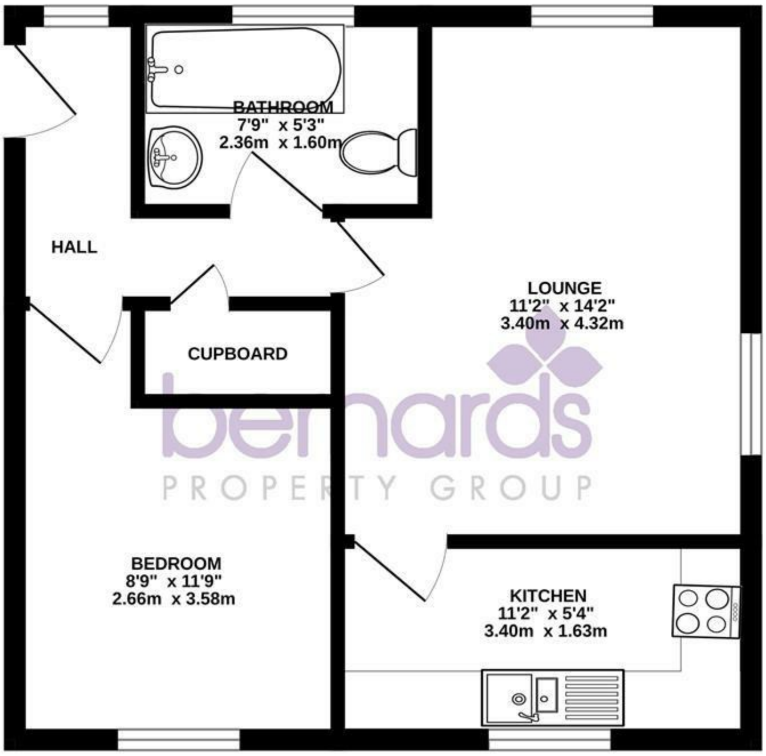
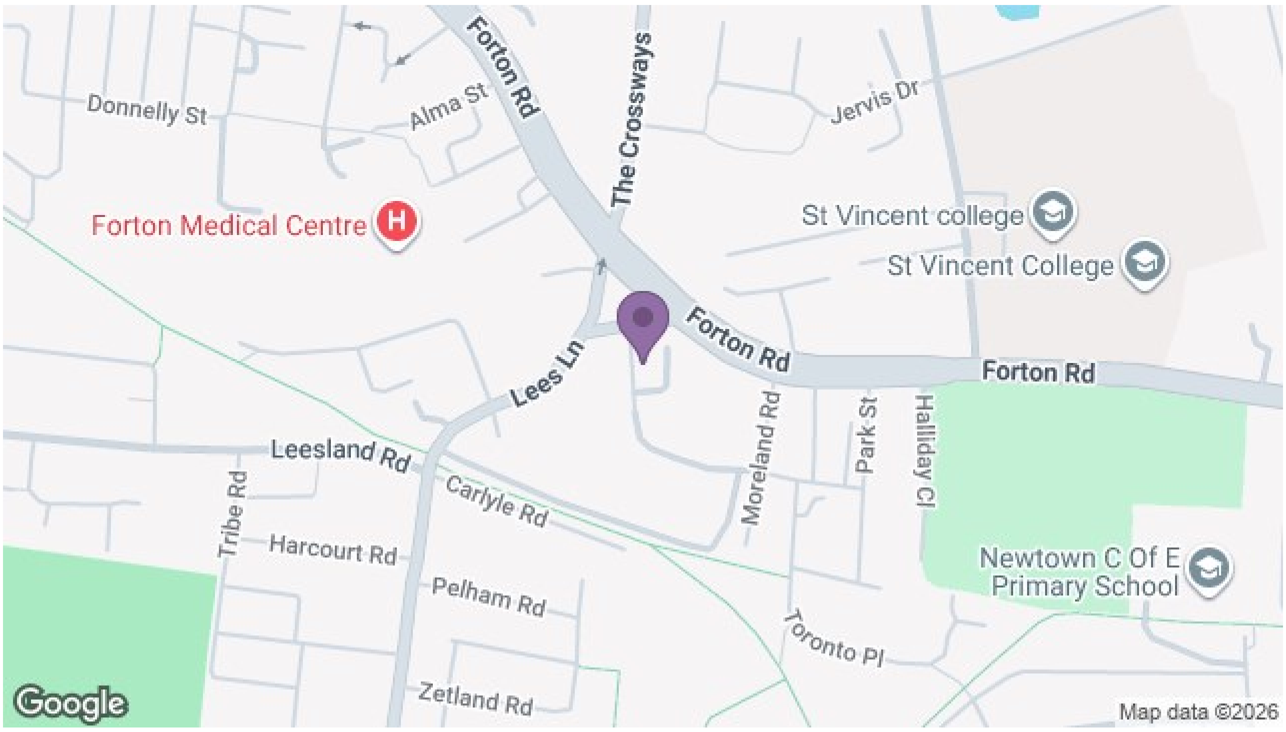
GROUND FLOOR
388 sq.ft. (36.0 sq.m.) approx.



TOTAL FLOOR AREA : 388 sq.ft. (36.0 sq.m.) approx.



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