

Whiteacres Close, Elson,
Gosport, Hampshire, PO12 4XD

£125,000



First Floor Flat
Twin Aspect Lounge
Bathroom With Window
PVCu Double Glazing

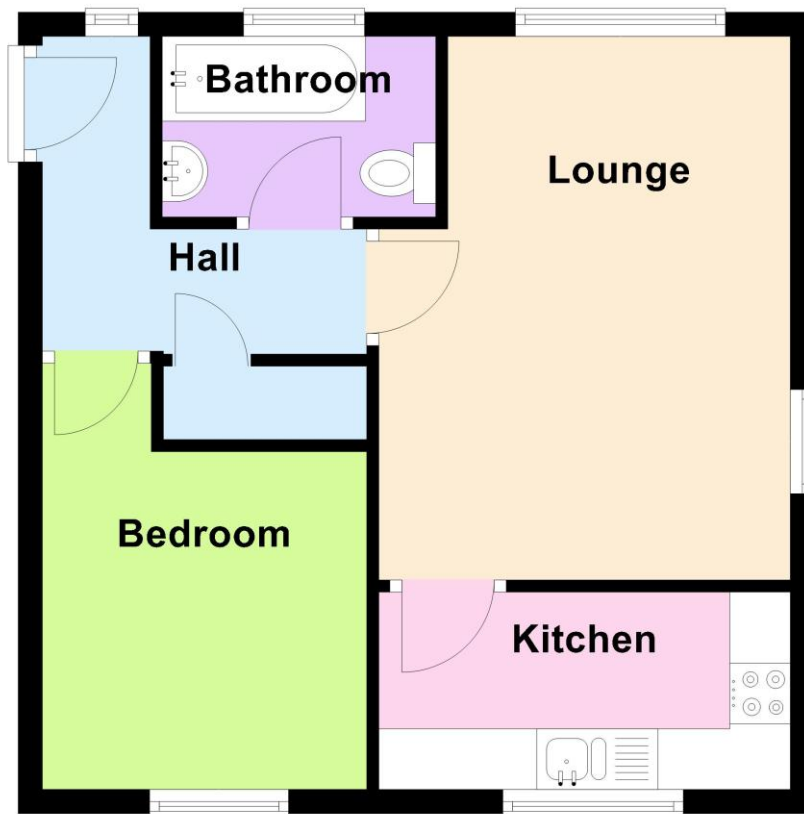
One Bedroom
Separate Kitchen With Window
Electric Heating
No Forward Chain

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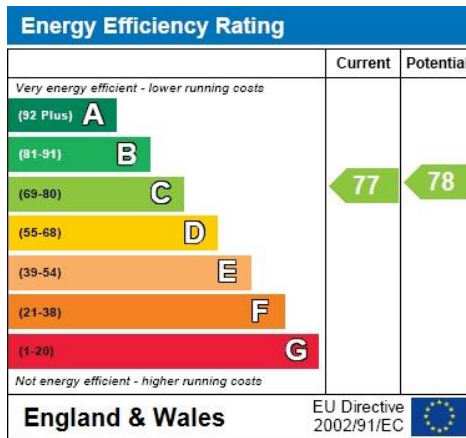
First Floor



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Communal Entrance	With door entry and stairs to each floor. The flat is located on the 1st floor.
Entrance Hall	PVCu double glazed window, storage heater, airing and storage cupboard, door entry phone.
Lounge	14'2" (4.32m) x 11'2" (3.4m) narrowing to 9'2" (2.79m), Twin aspect room with 2 PVCu double glazed windows, storage heater.
Kitchen	11'2" (3.4m) x 5'4" (1.63m) 1½ bowl ceramic sink unit, wall and base units with worksurface over, plumbing for washing machine, electric cooker point, ceramic tiled floor, PVCu double glazed window, tiled splashbacks.
Bedroom	9'2" (2.79m) Plus Recess x 8'9" (2.67m) PVC double glazed window, electric panel heater.
Bathroom	White suite of panelled bath with Triton shower over, pedestal hand basin, low level W.C., PVCu double glazed window, ceramic tiled floor, tiled walls.
Services	We understand that this property is connected to mains electric, water and sewage. There is no gas to this property.
Tenure	Leasehold. Balance of a 999 year lease from 1st June 1991. Current ground rent £50 per year and maintenance charges £837.24 per year. These details are provided to the best of our ability from the information provided to us by the owner, but a buyer should check the figures once the official leasehold enquiries from the management company/freeholder are received by their legal advisor as they can be subject to change. This should be done before exchanging contracts to purchase the property.
Council Tax	Band A.
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.