



OFFERS IN EXCESS OF  
**£195,000**  
**43 Gregson Avenue**  
Bridgemary, Gosport, Hampshire, PO13 0HP

## PROPERTY SUMMARY

Nestled away on the popular Gregson Avenue and offered to the market with no onward chain is this deceptively spacious two bedroom end of terrace house. This property features an entrance hall, lounge, kitchen/diner, two double bedrooms, first floor family bathroom, generous private garden, gas central heating and double glazing. Located close to local schools, bus routes and amenities this property in our opinion is a fantastic starter home and really does need to be viewed to fully appreciate its potential. Call our Gosport Office now to arrange an internal inspection.





**ENTRANCE HALL**

**LOUNGE** 12' 11" x 11' 4" (3.94m x 3.45m)

**KITCHEN DINER** 17' 6" x 7' 9" (5.33m x 2.36m)

**FIRST FLOOR LANDING**

**MASTER BEDROOM** 14' 2" x 10' 2" (4.32m x 3.1m)

**BEDROOM TWO** 11' 0" x 10' 8" (3.35m x 3.25m)

**BATHROOM**

**GARDEN**

**WORKSHOP & SHED**



GROUND FLOOR

1ST FLOOR



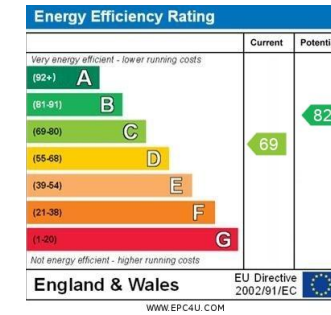
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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**LOCAL AUTHORITY**  
Gosport Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band B

**VIEWINGS**  
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check and will not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.



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