

St Andrews Road,
Gosport, Hampshire, PO12 1QA

£323,000



Semi Detached House With Extended
Accommodation

Lounge / Dining Room

Utility Area & Ground Floor Cloakroom

PVCu Double Glazing

Driveway & Garage

Three Bedrooms

Family Room

First Floor Bathroom With White Suite

Gas Central Heating

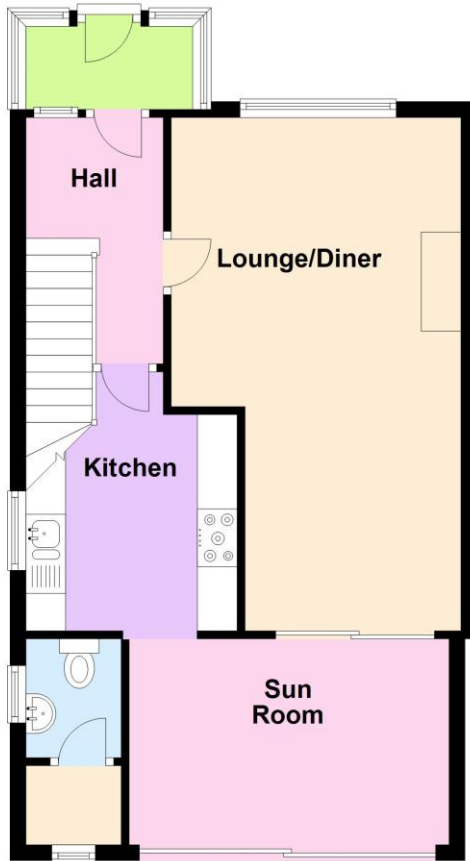
023 9258 5588

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

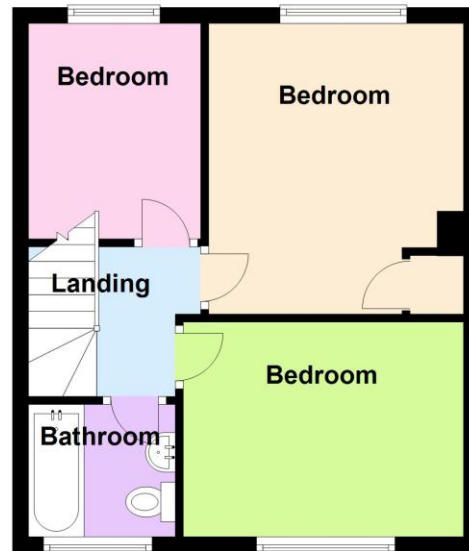
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Ground Floor



First Floor



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AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT

Entrance Porch	Timber front door, PVCu double glazed windows, tiled floor.
Entrance Hall	Timber front door with glazed panel, radiator, small understairs cupboard, coved ceiling, stairs to first floor.
Lounge / Dining Room	21'4" (6.5m) x 11'11" (3.63m) narrowing to 9'0 (2.74m), PVCu double glazed window, radiator, coved ceiling, electric fire and hearth.
Kitchen	8'7" (2.62m) x 8'9" (2.67m) Plus Recess, 1½ bowl stainless steel sink unit, wall and base unit with worksurface over, built in oven and 5 ring gas hob with extractor canopy over, space for fridge/freezer, tiled splashbacks, coved ceiling, PVCu double glazed window, understairs meter cupboard.
Family Room	13'2" (4.01m) x 7'10" (2.39m) Aluminium double glazed patio door and picture window, radiator, coved ceiling.
Utility Room	Wall mounted gas central heating boiler, plumbing for washing machine, PVCu double glazed windows and coved ceiling, tiled splashbacks, space for dryer.
Cloakroom off	Vanity hand basin, W.C., PVCu double glazed window, radiator, tiled splashbacks, coved ceiling.
ON THE 1ST FLOOR	
Landing	Access to loft space with loft ladder, partially boarded.
Bedroom 1	12'0" (3.66m) x 10'6" (3.2m) PVCu double glazed window, storage cupboard, radiator, coved ceiling.
Bedroom 2	11'6" (3.51m) x 9'1" (2.77m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 3	8'11" (2.72m) x 7'2" (2.18m) PVCu double glazed window, radiator.
Bathroom	White suite of panelled bath with mixer tap and separate shower over, vanity hand basin and low level W.C. with concealed cistern, tiled splashbacks, PVCu double glazed window, laminate flooring, chrome heated towel rail.
OUTSIDE	
Front Garden	With brick wall, paving, artificial grass, inset borders, block paved driveway leading to garage, side pedestrian gate to rear garden.
Garage	With electric roller door.
Rear Garden	Of sunny aspect with block paved, artificial grass, further patio to rear.
Services	We understand that this property is connected to mains gas, electric, water and sewage.

Tenure

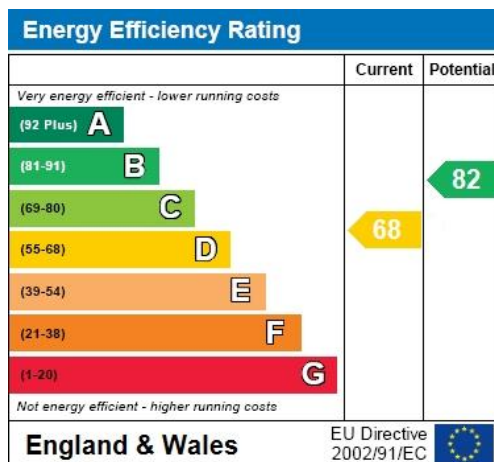
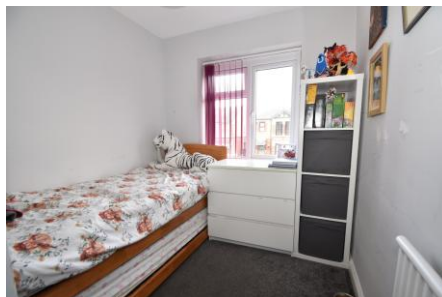
Freehold.

Council Tax

Band C.

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.