

Leesland Road, Gosport,
Hampshire, PO12 3NF

£159,995



Middle Terraced House
Two Reception Rooms
PVCu Double Glazing
No Forward Chain

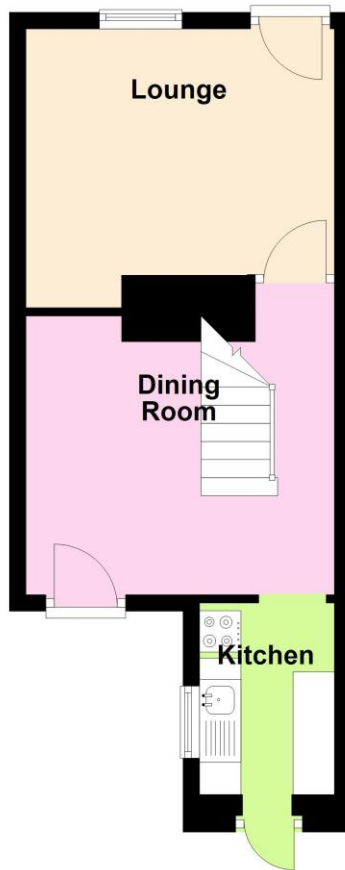
Two Bedrooms
In Need Of Modernisation & Improvement
Good Size Rear Garden

023 9258 5588

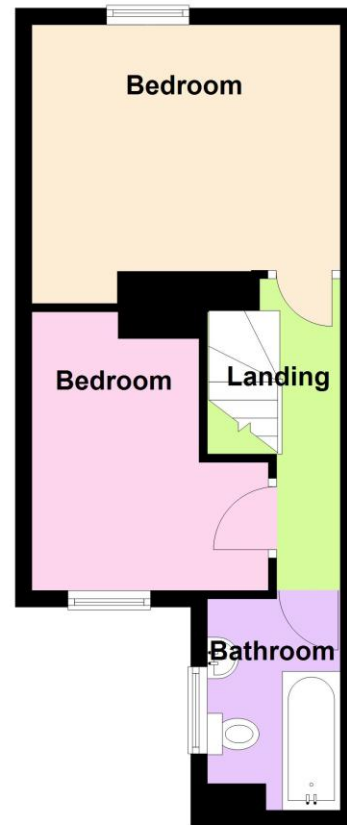
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Ground Floor



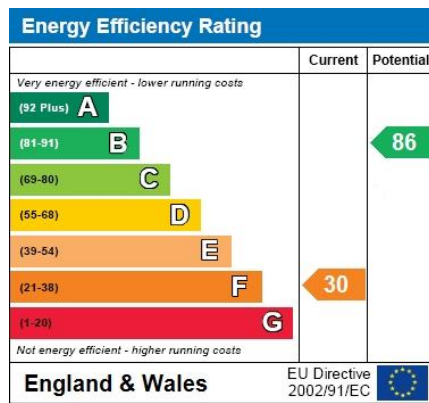
First Floor



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

Lounge	12'3" (3.73m) x 9'9" (2.97m) Plus Recess PVCu double glazed front door and window, brick fireplace with adjoining plinth.
Dining Room	9'9" (2.97m) x 7'2" (2.18m) widening to 12'3 (3.73m), Timber door to garden, stairs to first floor.
Kitchen	7'1" (2.16m) x 6'0" (1.83m) Single drainer sink unit, wall and base cupboards with worksurface over, electric cooker point, tiled walls, PVCu double glazed window, timber door to garden, plumbing for washing machine.
ON THE 1ST FLOOR	
Landing	Access to loft space.
Bedroom 1	12'4" (3.76m) x 9'9" (2.97m) PVCu double glazed window, built in cupboard.
Bedroom 2	9'10" (3m) x 6'8" (2.03m) widening to 9'4 (2.84m), PVCu double glazed window, built in cupboard.
Bathroom	8'5" (2.57m) x 6'8" (2.03m) PVCu double glazed window, panelled bath, pedestal hand basin, low level W.C., tiled walls.
OUTSIDE	
Front Forecourt	
Rear Garden	With concrete path, crazy paved area, flower beds.
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.