

Situated in a popular area of Gosport is this light and spacious, three bedroom semi-detached house offered for sale with no forward chain. Advantages include a kitchen/dining room, enclosed rear garden with outbuilding/office and garage located in a block.

The Accommodation Comprises:-

Entrance Hall

Double glazed window and door to front elevation, electric heater, storage cupboard, door into:

Cloakroom

Double glazed window to front elevation, low level WC, wash hand basin.

Kitchen/Dining Room 19' 3" x 12' 1" (5.86m x 3.68m) maximum measurements

Double glazed windows to front and rear elevations, door to rear garden. Fitted with a range of base cupboards and matching eye level units, under counter fridge, space for washing machine and slimline dishwasher, integrated double oven and hob, stairs to first floor, door into:-

Lounge 15' 5" x 12' 0" (4.70m x 3.65m) maximum measurements

Double glazed window to rear elevation, electric heater, feature fireplace.

First Floor Landing

Two storage cupboards, door into;

Bedroom One 12' 6" x 12' 0" (3.81m x 3.65m)

A double room with double glazed window to rear elevation, built-in wardrobes, electric heater.

Bedroom Two 12' 6" x 9' 1" (3.81m x 2.77m)

A double room with double glazed window to rear elevation, built-in wardrobes, electric heater.

Bedroom Three 9' 2" x 6' 10" (2.79m x 2.08m)

Double glazed window to front elevation, built-in single wardrobe, electric heater.

Shower/Wet Room

Double glazed window to front elevation, wash hand basin, close coupled WC with concealed cistern, shower area with floor drainage.

Outside

The rear garden is enclosed by panelled fencing with patio and lawn areas, rear gate, outbuilding/office with power connected and gate to rear. To the front of the house is a further store cupboard and enclosed forecourt with a brick wall. There is also a garage located in a block.

General Information

Construction - Non Standard Construction

Water Supply - Portsmouth Water

Electric Supply - Mains

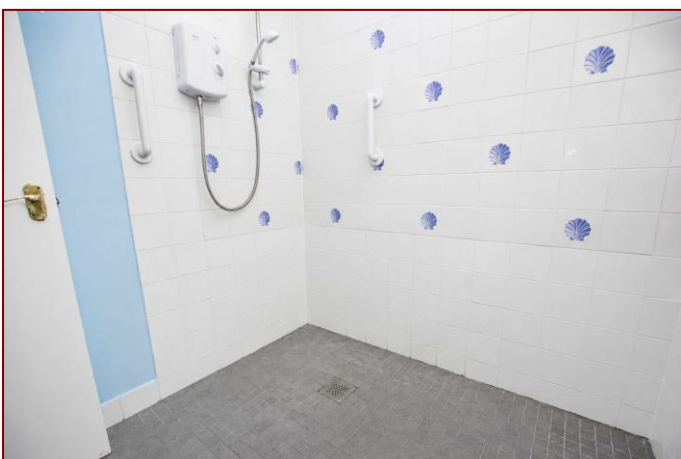
Gas Supply - None

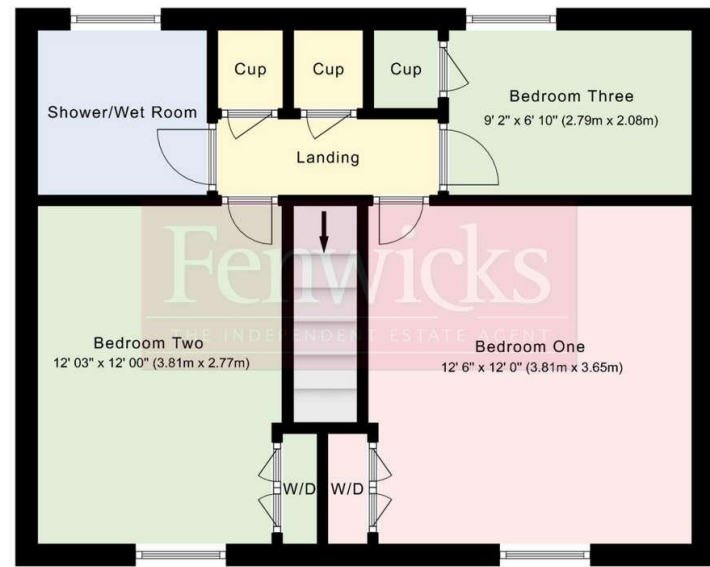
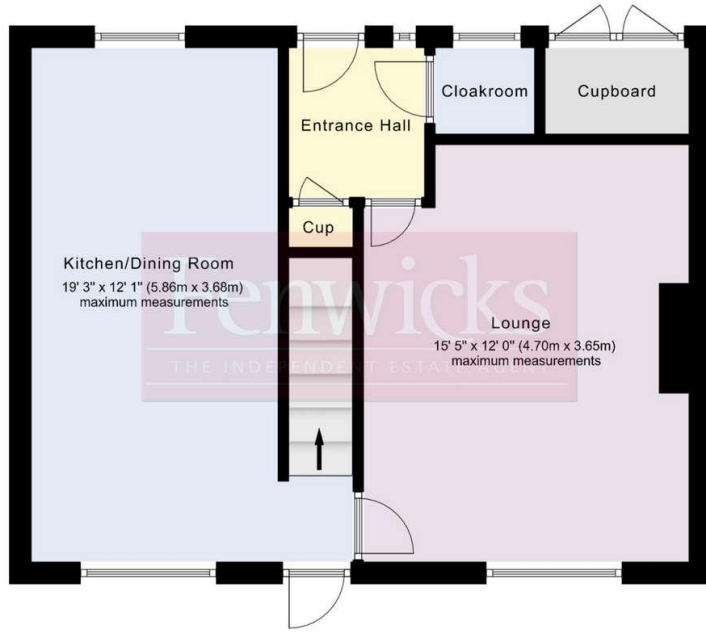
Sewerage - Mains

Mobile & Broadband coverage - Please check via:

<https://checker.ofcom.org.uk/> Flood risk - Please check via:

<https://www.gov.uk/check-long-term-flood-risk>





| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | 85 B |
| 69-80 | C | | |
| 55-68 | D | 55 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Tenure: Freehold

Council Tax Band: A

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We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

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£210,000

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DRAFT DETAILS

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