





Searle Drive, Gosport PO12 4FT

fox & sons

welcome to

Searle Drive, Gosport

** Eco Home with Energy Efficient Solutions ** Infra Red Heating ** Smart Technology that Communicates Via Mobile Phone ** Amazing Sea Views ** Master Bedroom Suite with Ensuite **

Entrance Hall
Double glazed door to front access, Karndean flooring, stairs to first floor landing, door to:

Cloakroom
Wash hand basin, wc, extractor, space and plumbing for washing machine and tumble dryer, tiled walls, Karndean flooring.

Kitchen
13' 3" x 6' 7" (4.04m x 2.01m)
UPVC double glazed window to front elevation, matching wall and base units, one and a half bowl stanless steel sink and drainer unit, integrated oven, hob with cooker-hood over, integrated dishwasher and fridge/freezer, Karndean flooring, open plan to:

Lounge/Dining Room
15' 1" x 14' 6" (4.60m x 4.42m)
UPVC double glazed window and French style doors to rear garden, infared heating system, tv point.

First Floor Landing
Picture windows to front and side elevation giving panoramic views over Portsmouth Harbour and Spinnaker tower, stairs to second floor, cupboard housing Wonderwall system, hot water tank, battery storage.

Bedroom 2
12' 5" to fitted wardrobes x 10' 9" (3.78m to fitted wardrobes x 3.28m)
Two UPVC double glazed windows to rear elevation with views of open water to St Vincent Creek, infared heating system.

Bedroom 3
11' x 7' 6" (3.35m x 2.29m)
UPVC double glazed picture window to front elevation with views over Portsmouth harbour and Burrow Island, infared heating system.

Bathroom
Bath with shower over, vanity wash hand basin, wc, shaver socket, tiled flooring.

Second Floor
Leading to:

Master Bedroom Lounge
11' 5" x 10' 10" (3.48m x 3.30m)
UPVC double glazed windows to front elevation with panoramic views over Portsmouth harbour, UPVC double glazed picture window to side elevation, infared heating system.

Master Bedroom
14' 5" x 10' 8" (4.39m x 3.25m)
Two UPVC double glazed windows to rear elevation giving sea views, infared heating system, access to loft space, door to:

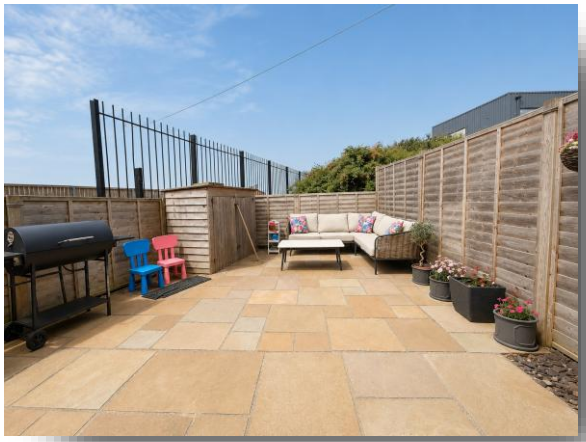
En-Suite
Shower cubicle, wc, wash hand basin in-set into storage unit, heated towel rail, extractor.

Outside
To the front the garden has steps down to bin storage, allocated parking for one vehicle (potential for second space). To the rear the garden is laid to patio external socket, side gate and enclosed by fencing.









view this property online fox-and-sons.co.uk/Property/GOS113700

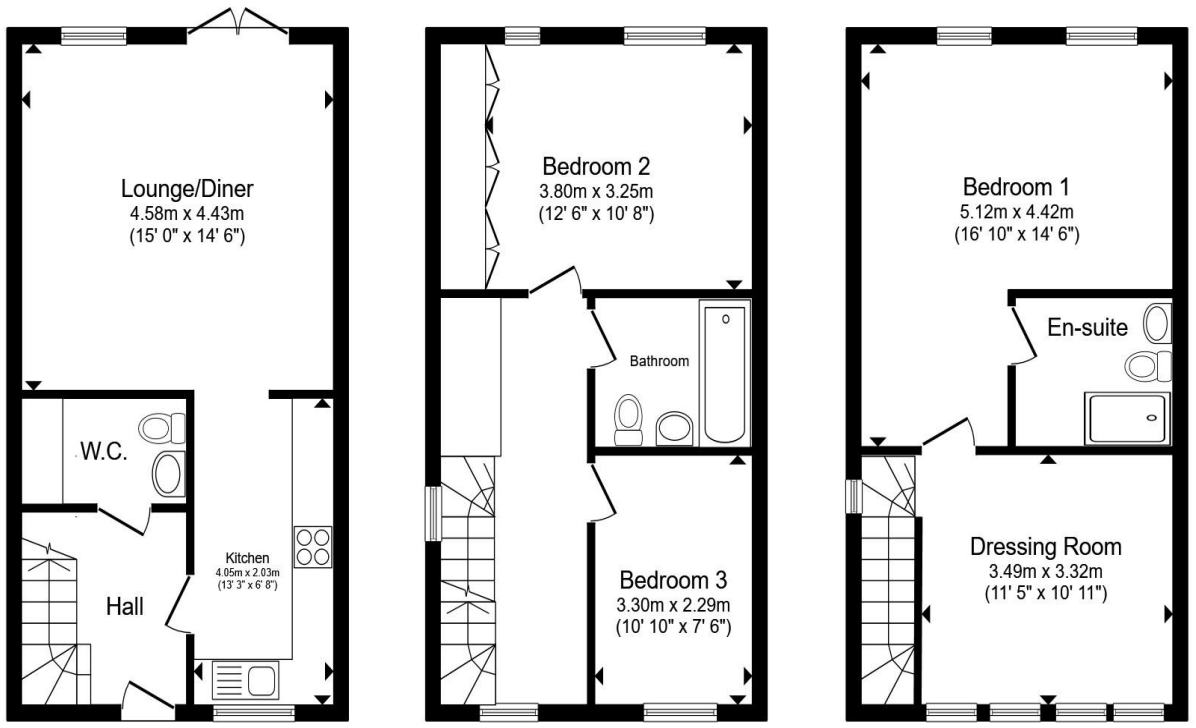
welcome to

Searle Drive, Gosport

- Three Bedrooms
- Fitted Kitchen
- Views Over Portsmouth Harbour
- Allocated Parking
- Occupies Three Floors

Tenure: Freehold EPC Rating: B
Council Tax Band: E

£375,000



Total floor area 118.6 m² (1,276 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

fox & sons

view this property online fox-and-sons.co.uk/Property/GOS113700

The Property Ombudsman

Property Ref:
GOS113700 - 0004

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

fox & sons

023 9250 3733

Gosport@fox-and-sons.co.uk

10 High Street, GOSPORT, Hampshire, PO12 1BX

fox-and-sons.co.uk

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.