

Adur Close, Gosport,
Hampshire, PO12 3EZ

£230,000



Middle Terraced House
Two Bedrooms
Separate Kitchen
Parking For Several Cars
No Forward Chain

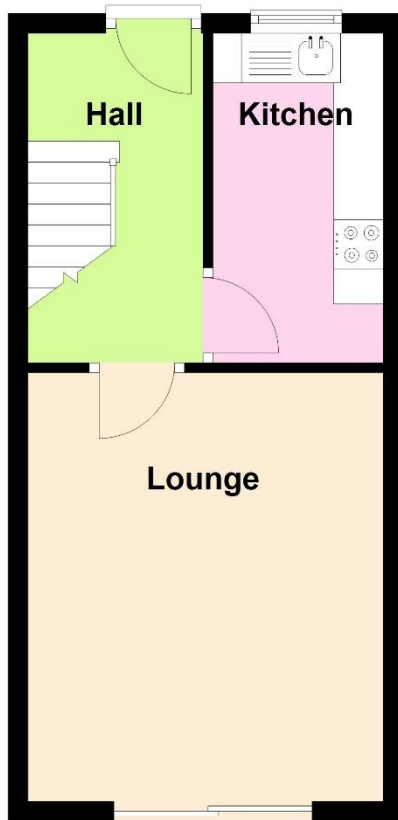
Cul-De-Sac Location
Lounge
First Floor Bathroom
Backing Onto Allotments

023 9258 5588

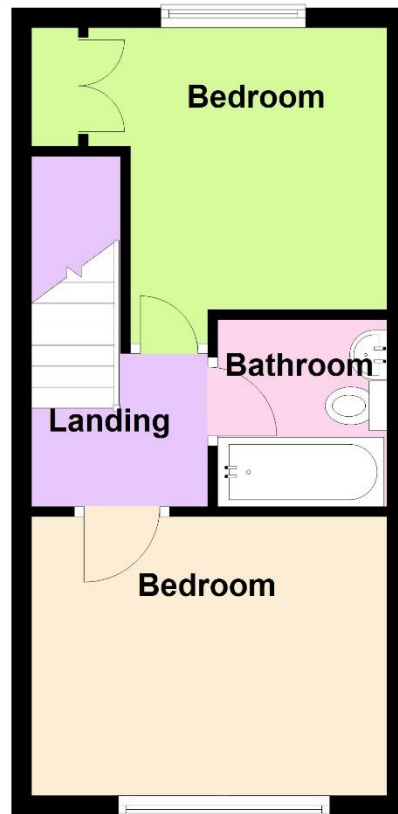
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Ground Floor

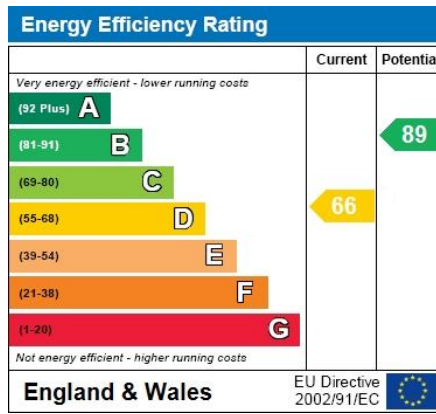


First Floor



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

Entrance Hall	PVCu double glazed front door, radiator, understairs cupboard, stairs to first floor.
Lounge	14'2" (4.32m) x 11'9" (3.58m) PVCu double glazed patio door to garden, double radiator, coved ceiling.
Kitchen	10'11" (3.33m) x 5'7" (1.7m) Single drainer sink unit, wall and base units with worksurface over, built in oven and 4 ring gas hob with cooker extractor canopy over, plumbing for washing machine, space for fridge/freezer, PVCu double glazed window, radiator, tiled splashbacks.
ON THE 1ST FLOOR	
Landing	Access to loft space.
Bedroom 1	11'9" (3.58m) x 9'3" (2.82m) PVCu double glazed window, radiator.
Bedroom 2	9'4" (2.84m) x 9'9" (2.97m) To Cupboards, PVCu double glazed window, radiator, built in double cupboard with wall mounted gas central heating boiler.
Bathroom	Panelled bath, pedestal hand basin, low level W.C., tiled splashbacks, radiator, extractor fan.
OUTSIDE	
Front Driveway	With block paving and space for several cars.
Rear Garden	Paved, timber sheds.
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.