Beautifully presented two double bedroom home situated close to the seafront at Lee on the Solent. The property boasts a stylish interior with a sunny aspect garden and parking for two cars.

The Accommodation Comprises

Front door to:

Entrance Hall

Stairs to first floor, consumer unit and thermostat control to wall and

Windows to side and rear elevations, double opening doors to rear garden, space for table and chairs and under stairs storage cupboard.

Window to front elevation, inset spotlighting, fitted with a range of

chrome ladder style radiator, extractor fan.

First Floor Landing

Access to loft space and smoke detector.

Two windows to rear elevation and thermostat control to wall.

Window to front elevation and fitted wardrobes.

WC, pedestal wash hand basin, panelled bath with mixer tap and mains

Outside

The rear garden enjoys a sunny aspect and mainly laid to lawn with seating area, flowerbeds and storage shed. To the front of the house is a driveway providing off road parking for two cars.

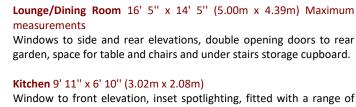
Agents Note

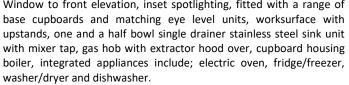
your legal representative before exchange of contracts.

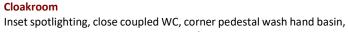
General Information

Water Supply – Portsmouth Water Electric Supply – Mains Gas Supply - Mains Sewerage - Mains

flood-risk







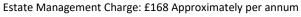
Bedroom One 14' 5" x 9' 4" (4.39m x 2.84m)

Bedroom Two 14' 5" x 9' 2" (4.39m x 2.79m)

Bathroom 7' 4" x 6' 3" (2.23m x 1.90m)

Obscured UPVC double glazed window to side elevation, close coupled shower over, shower screen, shaver socket, extractor fan.

The vendor informs us at the time of instruction of the following information. We would however suggest this information is verified by





Construction - Traditional

Mobile & Broadband coverage - Please check via:

https://checker.ofcom.org.uk/

Flood risk - Please check via: https://www.gov.uk/check-long-term-











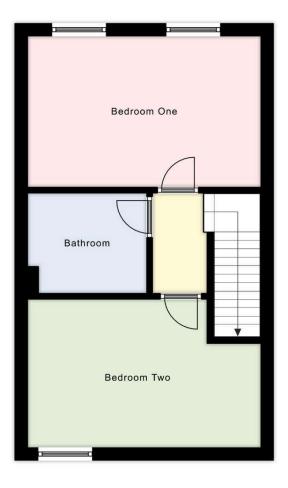


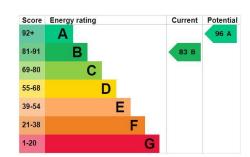


THE INDEPENDENT ESTATE AGENT









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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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Tenure: Freehold

Council Tax Band: C