

Richard Grove, Elson,
Gosport, Hampshire, PO12 4BA

£349,995



Middle Terraced House

Four Bedrooms

Separate Lounge

Extended Garage 29'8 Long

PVCu Double Glazing & Gas Central Heating

Extended Accommodation

Spacious Kitchen / Family Room

First Floor Bathroom & 2nd Floor W.C

Cul-De-Sac Location

In Our Opinion, An Ideal Family Home

023 9258 5588

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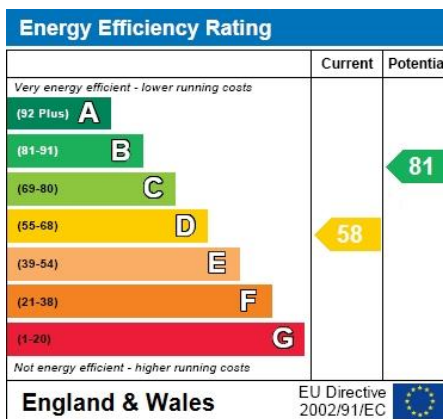
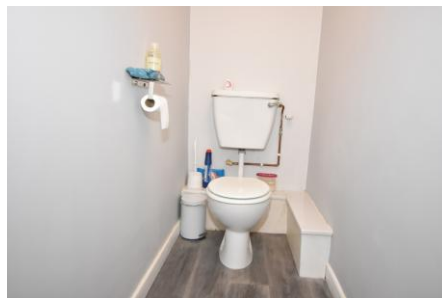


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Entrance Hall	PVCu front door and window, stairs to first floor with spindled balustrade, radiator, understairs cupboard.
Lounge	13'10" (4.22m) x 11'3" (3.43m) PVCu double glazed window, radiator, picture rail.
Kitchen / Family Room	20'2" (6.15m) x 17'3" (5.26m) 1½ bowl composite sink unit, wall and base cupboards with worksurface over, built in double oven and grill, 4 ring gas hob, plumbing for washing machine and dishwasher, space for American style fridge/freezer, breakfast bar, ceramic tiled floor, tiled splashbacks, PVCu double glazed window and door to garden, 2 radiators.
ON THE 1ST FLOOR	
Landing	PVCu double glazed window, radiator, understairs cupboard, stairs to first floor.
Bedroom 1	14'9" (4.5m) Into Bay x 10'5" (3.18m) PVCu double glazed window, radiator.
Bedroom 2	10'7" (3.23m) x 9'11" (3.02m) PVCu double glazed window, radiator, cupboard with gas central heating boiler.
Bathroom	White suite of panelled bath with mixer tap and shower attachment, vanity hand basin, low level W.C., PVCu double glazed window, chrome heated towel rail, tiled walls.
ON THE 2ND FLOOR	
Landing	
W.C	With W.C and extractor fan.
Bedroom 3	11'11" (3.63m) x 10'0" (3.05m) PVCu double glazed window, radiator.
Bedroom 4	10'3" (3.12m) x 10'11" (3.33m) PVCu double glazed window, radiator.
OUTSIDE	
Front Garden	With brick wall and gate, laid to paving.
Rear Garden	Paved patio, lawn, rear pedestrian gate.
Detached Garage	29'8" (9.04m) Max x 9'4" (2.84m) Max, Narrowing to 9'4" (2.84m), Cantilever door, personal door to garden.
Tenure	Freehold.
Council Tax	Band C.

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.