



Guide Price
£585,000

Freehold

3x  2x  1x 

**Nile Street, Emsworth,
Hampshire, PO10**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- Terrace house in a desirable location
- Bright and spacious accommodation throughout
- Integral garage
- Short walk to shops, public transport and millpond
- No onward chain

Accommodation

GROUND FLOOR

Entrance Hall

Lounge/Diner: 13'9 x 12'0 (4.19m x 3.66m)

Kitchen: 12'3 x 6'0 (3.74m x 1.83m)

Cloakroom

FIRST FLOOR

Landing

Bedroom 1 : 13'1 x 10'10 (3.99m x 3.30m)

En-Suite Shower Room

Bedroom 2 : 9'6 x 9'1 (2.90m x 2.77m)

Bedroom 3 : 9'5 x 7'5 (2.87m x 2.26m)

Bathroom

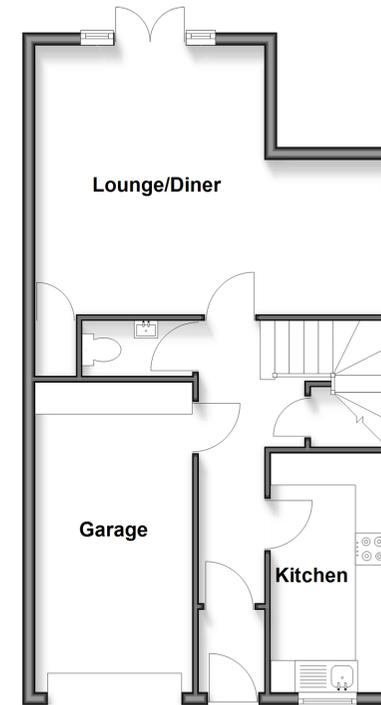
OUTSIDE

Rear Garden

Garage

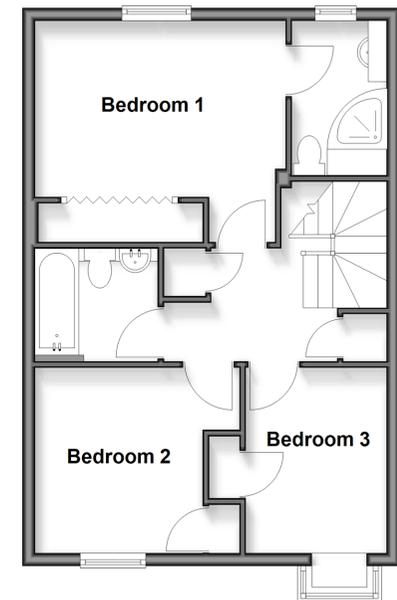
Ground Floor

Approx. 53.6 sq. metres (577.5 sq. feet)



First Floor

Approx. 47.3 sq. metres (508.9 sq. feet)



Call Emsworth - 01243 377888 ■ cubittandwest.co.uk

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease



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