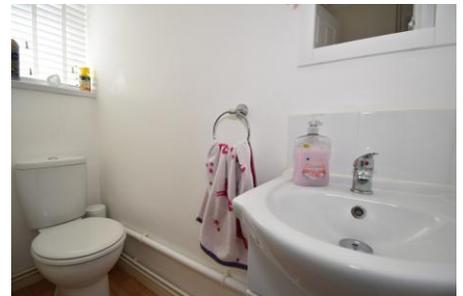


Fisgard Road, Elson,
Gosport, Hampshire, PO12 4HG

£260,000



Semi Detached House

Lounge

Ground Floor W.C. & First Floor Shower
Room

Gas Central Heating

Three Bedrooms

Double Glazed Conservatory

Front Driveway & Garage Located To Rear

No Forward Chain

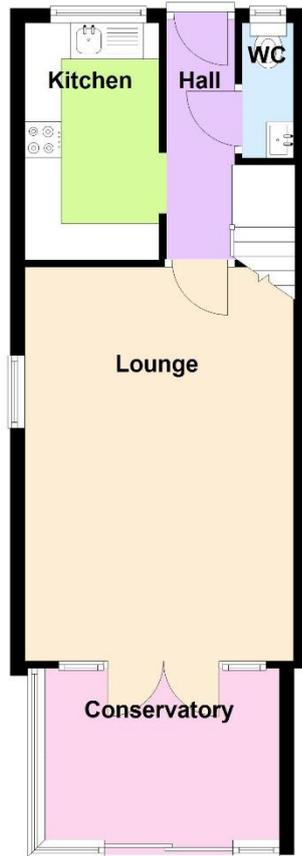
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Ground Floor



First Floor

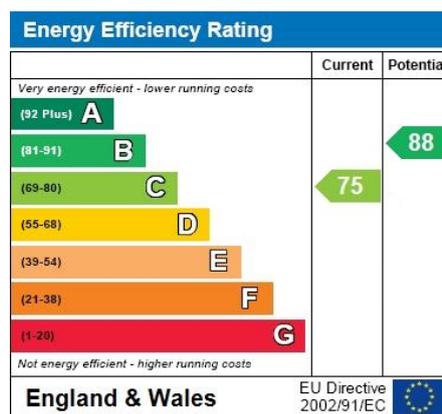


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WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 55 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Entrance Hall	PVCu double glazed front door, radiator, stairs to first floor, Georgian style glazed door to lounge.
W.C.	Low level W.C., PVCu double glazed window, vanity hand basin, radiator, tiled splashbacks.
Lounge	17'9" (5.41m) x 12'0" (3.66m) PVCu double glazed window and French doors to conservatory, 2 radiators, coved ceiling.
Conservatory	9'10" (3m) x 7'6" (2.29m) PVCu double glazed window, sliding patio door, polycarbonate roof, ceramic tiled floor.
Kitchen	10'8" (3.25m) x 6'0" (1.83m) Single bowl stainless steel sink unit, wall and base units with worksurface over, electric cooker point, space for fridge, space for fridge/freezer, plumbing for washing machine, PVCu double glazed window, tiled splashbacks, coved ceiling.
ON THE 1ST FLOOR	
Landing	Access to loft space, coved ceiling, airing cupboard with Vaillant gas central heating boiler.
Bedroom 1	10'4" (3.15m) To Wardrobe x 9'1" (2.77m) PVCu double glazed window, radiator, built in cupboards.
Bedroom 2	10'8" (3.25m) x 5'10" (1.78m) PVCu double glazed window, radiator, coved ceiling.
Bedroom 3	7'8" (2.34m) x 5'10" (1.78m) PVCu double glazed window, radiator, coved ceiling.
Shower Room	Double size shower cubicle with screen, vanity hand basin, W.C. with concealed cistern, chrome heated towel rail, PVCu double glazed window, laminate flooring, aqua panel splashbacks.
OUTSIDE	
Front Garden	Concreted path, flower borders, paved hardstanding for car, side pedestrian access to:
Rear Garden	Lawn, flower borders, timber shed, raised flower beds with slate chippings.
Garage	15'10" (4.83m) x 8'2" (2.49m) Cantilever door, personal door to garden.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
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:

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.