

St Valerie Road, Alverstoke,  
Gosport, Hampshire, PO12 2HL

£289,500



Detached Bungalow In Popular Alverstoke  
Location

Two Bedrooms

Shower Room

Own Driveway

No Forward Chain

Great Potential To Improve

Conservatory & Spacious Kitchen

Opportunity That Is Rarely Available

View Now

Cul-De-Sac Location Near To Local Park

**023 9258 5588**

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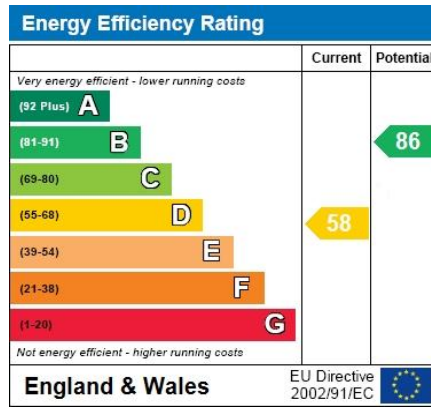
## Ground Floor



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

Entrance Porch	Part glazed front door, PVCu double glazed window.
Entrance Hall	Single radiator, picture rail, access to loft space.
Lounge	13'1" (3.99m) x 10'0" (3.05m) PVCu double glazed window, radiator, brick fireplace for feature only with adjoining plinth.
Kitchen	10'6" (3.2m) x 10'0" (3.05m) Single drainer stainless steel sink unit, wall and base units with worksurface over, built in oven (Not Tested) 4 ring electric hob (Not Tested). Space for fridge/freezer, plumbing for dishwasher, PVCu double glazed window, radiator, door to:
Conservatory	16'2" (4.93m) x 9'7" (2.92m) narrowing to 6'5" (1.96m), PVCu double glazed window and patio door, quarry tiled floor, plumbing for washing machine, floor mounted gas central heating boiler, cupboard.
Bedroom 1	10'8" (3.25m) x 9'0" (2.74m) PVCu double glazed window, radiator, picture rail.
Bedroom 2	10'7" (3.23m) x 9'9" (2.97m) PVCu double glazed window, radiator.
Shower Room	Shower cubicle, pedestal hand basin, low level W.C., PVCu double glazed window, tiled splashbacks, radiator.
OUTSIDE	
Front Garden	With wall, crazy paving, borders, concrete side driveway, car port, double timber gates to:
Rear Garden	With paved patio, concreted area, timber shed.
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: <a href="https://checker.ofcom.org.uk">https://checker.ofcom.org.uk</a> For flood risk information visit: <a href="https://www.gov.uk/check-long-term-flood-risk">https://www.gov.uk/check-long-term-flood-risk</a>





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.