



**Whiston House, Heritage Way, Gosport PO12 4WE**

**welcome to**

## **Whiston House Heritage Way, Gosport**

Two bedroom modern apartment \*\* Priddy's Hard Location \*\* Close by To Water \*\* Entrance hall with telecom entry system \*\* Open planned lounge/kitchen and breakfast bar \*\* Two generous size bedrooms \*\* Family bathroom \*\* Allocated parking \*\*

### **Entrance Hall**

Front door, telecom entry system, airing cupboard.

### **Lounge/Kitchen/Breakfast Bar**

22' 5" max x 11' 1" max ( 6.83m max x 3.38m max )

Double glazed French door to Juliette balcony, double glazed window to side aspect, matching range of eye and base level units with work surface over, one and a half bowl stainless steel sink drainer, oven with hob and hood over, tiled surrounds, plumbing for washing machine, space for additional white good, breakfast bar, electric radiator, space for fridge/freezer.

### **Bedroom 1**

10' 9" max x 8' 9" max ( 3.28m max x 2.67m max )

Double glazed window to front aspect, electric radiator.





### **Bedroom 2**

14' 1" max x 8' 8" into wardrobe ( 4.29m max x 2.64m into wardrobe )

Double glazed window to front aspect, electric radiator, fitted wardrobe.

### **Bathroom**

Obscure double glazed window to side aspect, wash hand basin, wc, bath with shower attachment and screen, tiled surrounds and tiled floor.

### **Allocated Parking**

Allocated parking space.



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## Whiston House Heritage Way, Gosport

- Modern two bedroom apartment
- Ground floor
- Open plan lounge/kitchen/breakfast bar area
- Allocated parking
- Viewing is a must!

Tenure: Leasehold EPC Rating: C

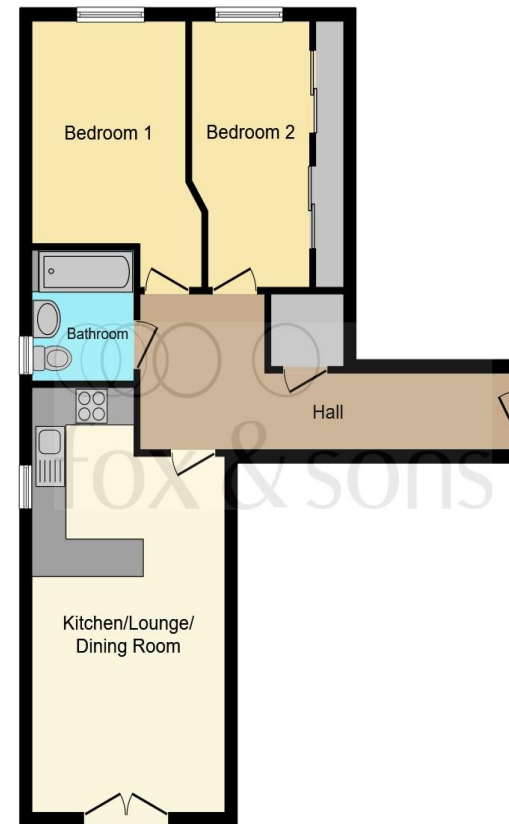
Council Tax Band: D Service Charge: 2184.12

Ground Rent: 150.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Aug 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers over

**£170,000**



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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Property Ref:  
GOS113302 - 0005

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