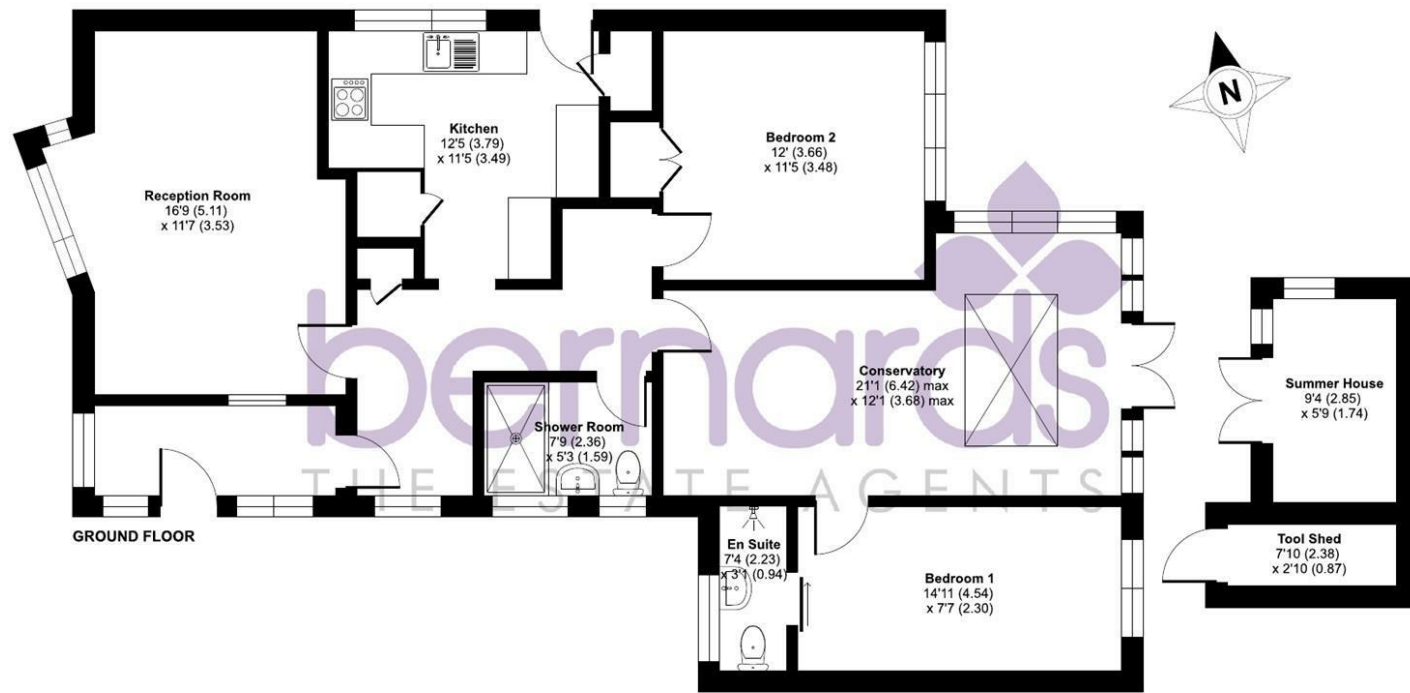
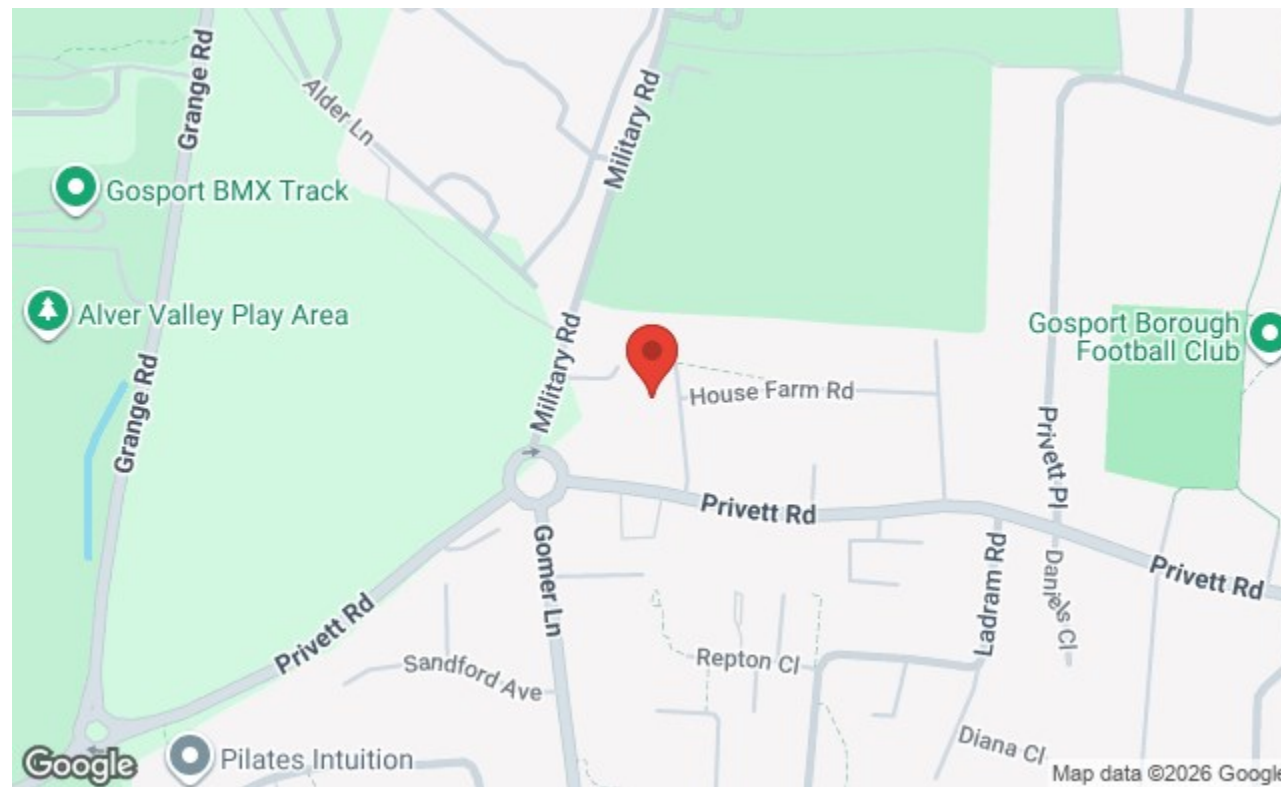


House Farm Road, Gosport, PO12

Approximate Area = 1064 sq ft / 98.8 sq m
 Outbuildings = 75 sq ft / 6.9 sq m
 Total = 1139 sq ft / 105.7 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1471870



97 High Street, Gosport, PO12 1DS
 t: 02392 004660



Price Guide £350,000

House Farm Road, Gosport PO12 3TF



HIGHLIGHTS

- ◆ Detached bungalow in a highly sought-after Alverstone location
- ◆ Improved by the current owners
- ◆ Approximately 1,139 sq ft of accommodation
- ◆ Walking distance to Stokes Bay beach, local shops and transport links
- ◆ Dining area opening to conservatory
- ◆ Recently refitted kitchen with integrated appliances
- ◆ Two double bedrooms
- ◆ En-suite
- ◆ Generous driveway providing off-road parking
- ◆ Enclosed rear garden with summer house and shed

** PRICE GUIDE £350,000 - £375,000

Exceptional Detached Bungalow in Sought-After Alverstone

Located in a popular Alverstone setting, this beautifully presented detached bungalow offers over 1,139 sq ft of versatile single-storey accommodation.

Within walking distance of local shops, bus routes and Stokes Bay, the property is ideal for downsizers, professionals or anyone seeking convenient coastal living.

The accommodation includes a spacious living room with a bay window, a recently refitted kitchen with integrated appliances,

a dining area opening into a conservatory, two double bedrooms, including a principal bedroom with en-suite, and a modern shower room.

Additional features include double glazing, gas central heating, a boarded loft with power and lighting, and excellent storage.

Outside, a generous driveway provides ample off-road parking, while the enclosed rear garden benefits from side access, a summer house and a tool shed, creating a private space for relaxing or entertaining.

Call today to arrange a viewing

02392 004660

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PROPERTY INFORMATION

ENTRANCE PORCH

ENTRANCE HALL

LIVING ROOM

16'9 x 11'7 (5.11m x 3.53m)

KITCHEN

12'5 x 11'5 (3.78m x 3.48m)

CONSERVATORY

21'1 x 12'1 (6.43m x 3.68m)

BEDROOM ONE

14'11 x 7'7 (4.55m x 2.31m)

EN SUITE

7'4 x 3'1 (2.24m x 0.94m)

BEDROOM TWO

12'0 x 11'5 (3.66m x 3.48m)

SHOWER ROOM

7'9 x 5'3 (2.36m x 1.60m)

OUTSIDE

DRIVEWAY

ENCLOSED REAR GARDEN

SUMMER HOUSE

9'4 x 5'9 (2.84m x 1.75m)

TOOL SHED

7'10 x 2'10 (2.39m x 0.86m)

FREEHOLD / COUNCIL TAX BAND D

ANTI MONEY LAUNDERING

Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

OFFER CHECK PROCEDURE

If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

REMOVALS

As part of our drive to assist clients with

all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

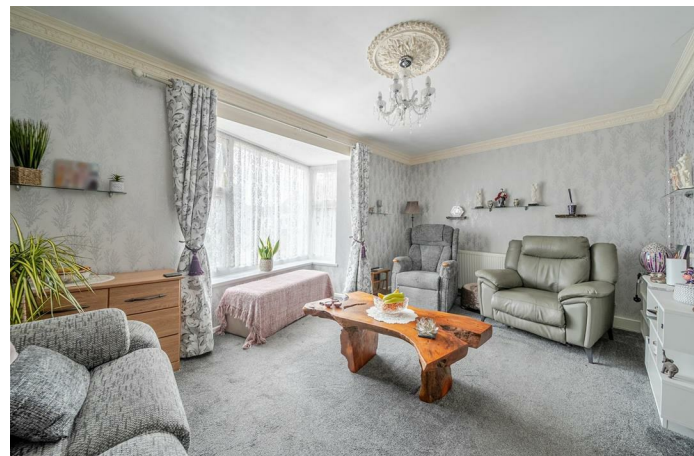
SOLICITORS

Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details

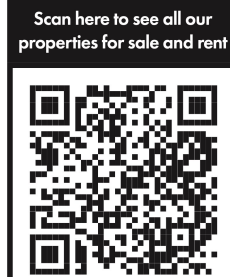
BERNARDS MORTGAGE & PROTECTION

We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			82
(81-91) B			
(69-80) C			68
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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