

Hunter Close, Rowner,
Gosport, Hampshire, PO13 9XY

£225,000



Middle Terraced House
Lounge
Front Parking Spaces
Gas Central Heating
No Forward Chain

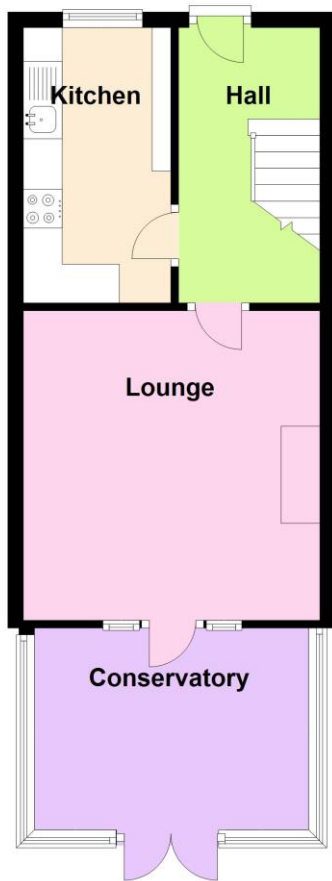
Two Bedrooms
Double Glazed Conservatory
PVCu Double Glazing
First Floor Wet Room

023 9258 5588

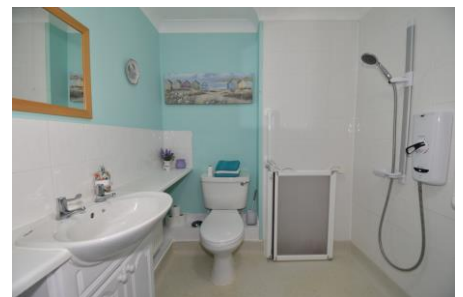
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Ground Floor



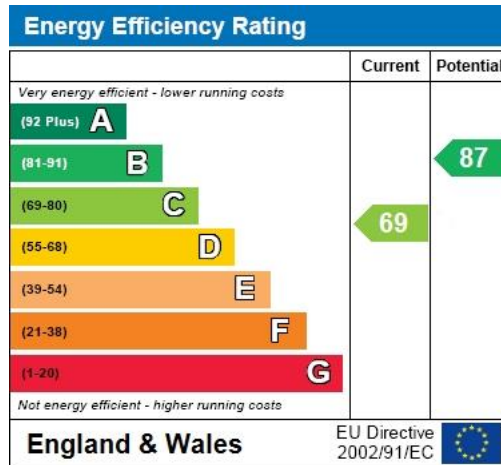
First Floor



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| | |
|------------------|---|
| Entrance Hall | PVCu double glazed front door, single radiator, understairs recess, stairs to first floor, coved ceiling. |
| Lounge | 13'1" (3.99m) x 12'6" (3.81m) Georgian style door to conservatory, tiled fireplace with surround, storage cupboard, radiator, coved ceiling. |
| Conservatory | 10'7" (3.23m) x 8'11" (2.72m) PVCu double glazed windows and French doors to garden, polycarbonate roof, light and power. |
| Kitchen | 11'7" (3.53m) x 6'2" (1.88m) 1 1/2 bowl sink unit, wall and base units with worksurface over, built in oven and 4 ring electric hob with extractor canopy over, space for fridge/freezer, plumbing for washing machine, PVCu double glazed window, wall mounted gas central heating boiler, tiled splashbacks, radiator, breakfast bar. |
| ON THE 1ST FLOOR | |
| Landing | Coved ceiling. |
| Bedroom 1 | 12'7" (3.84m) x 9'5" (2.87m) PVCu double glazed window, radiator, coved ceiling. |
| Bedroom 2 | 8'8" (2.64m) x 12'6" (3.81m) Max into recess narrowing to 9'2" (2.79m), 2 PVCu double glazed windows, radiator, coved ceiling, airing cupboard. |
| Wet Room | White suite of vanity hand basin with cupboards under, worktop, low level W.C., low level folding shower screens with Mira shower, coved ceiling, access to loft space, extractor fan. |
| OUTSIDE | |
| Front Garden | Tarmac hardstanding. |
| Rear Garden | With lawn and patio |
| Tenure | Freehold. |
| Council Tax | Band C. |





Full Energy Performance Certificate
available upon request

| Appointment | | |
|--|-------|-----------------|
| Date: | Time: | Person Meeting: |
| <p style="text-align: center; color: #00AEEF;">Viewing Notes</p> | | |

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 you legal representative to confirm this information before exchanging contracts.