



St Thomas's Road, Hardway, Gosport, Hampshire, PO12 4JX
£264,500 Freehold





Measurements

Entrance Hall

Lounge 13'2" (4.01m) x 13'9" (4.19m)

Dining Room 13'10" (4.22m) x 11'6" (3.51m)

Kitchen 12'2" (3.71m) x 7'8" (2.34m)

Rear Lobby

Bathroom

ON THE 1ST FLOOR

Landing

Bedroom 1 14'0" (4.27m) x 10'11" (3.33m)

Bedroom 2 11'7" (3.53m) x 6'3" (1.91m)

Bedroom 3 8'8" (2.64m) x 7'5" (2.26m)

OUTSIDE

Front Forecourt

Long Rear Garden

Detached Garage 22'2" (6.76m) x 14'5" (4.39m)

Selling? Can we help?



Main Features

Middle Terraced House

Three Bedrooms

Two Reception Rooms

Modern Kitchen

Bathroom With White Suite

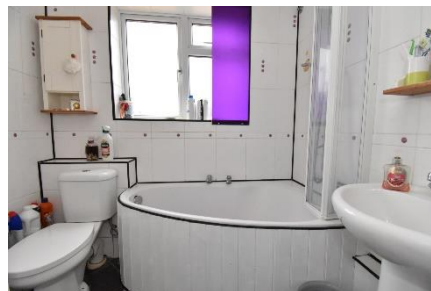
Long Rear Garden

Large Double Garage

Useful Attic / Hobbies Room

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 Plus) A		81
(81-91) B		
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Looking for a house with a large garden and garage, then this is likely to be of interest. This 3 bedroom, 2 reception room Victorian middle terraced house has been well maintained by the present owners and has recently had new PVCu double glazed door and windows installed to the front of the house. The property benefits from gas central heating (new boiler installed in 2021) and a useful boarded out attic area. Outside the property benefits from a front forecourt and a long rear garden with new decking area, lawn and green house. There is also a large double garage of 22`2 x 14`5 which has a higher than normal roof, front roller door and rear timbers door, enabling a small trailer or boat to be pushed though. The property itself is located near to Hardway Foreshore with its walks and recreational facilities and the Jolly Roger public house is nearby.



Family Business Established 1969



Property Information

Council Tax Band B

Freehold



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.

Further Properties Wanted

