

Chantry Road, Elson,
Gosport, Hampshire, PO12 4NG

£275,000



Middle Terraced House

Lounge

Double Glazed Conservatory

Rear Garden Of Sunny Aspect

Car Hardstanding To Rear

Three Bedrooms

Kitchen / Dining Room

Newly Installed Bathroom (September 2020)

Gas Central Heating

Ideal Family Home

023 9258 5588

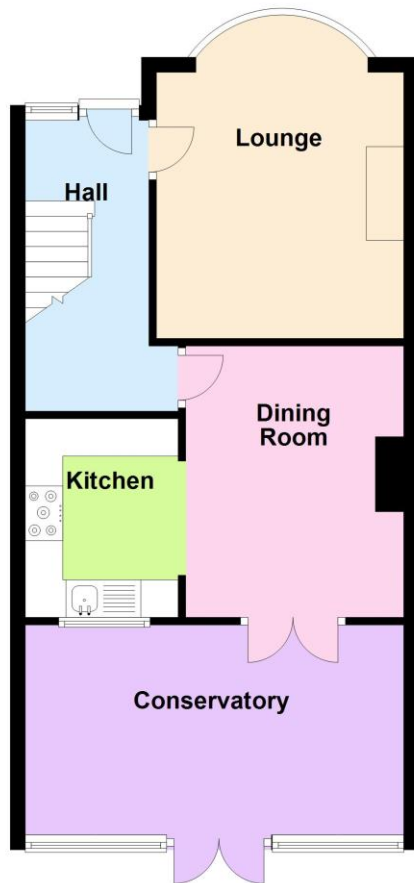
6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE

Email: office@dimon-estate-agents.co.uk

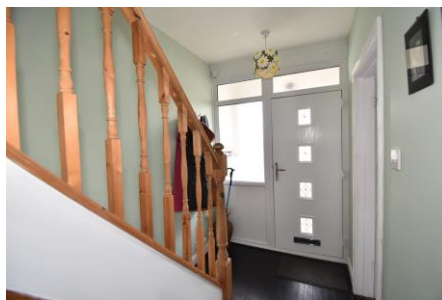
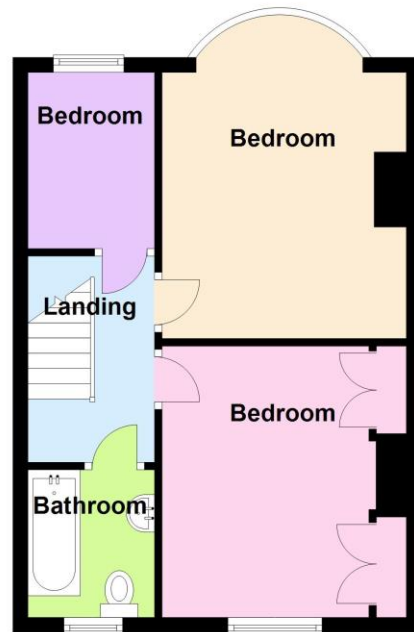
To view all our properties visit:

www.GosportProperty.com

Ground Floor



First Floor

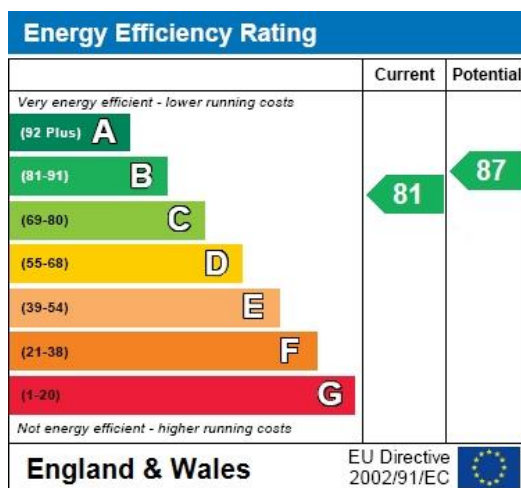


SELLING YOUR OWN PROPERTY IN GOSPORT?
WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 54 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT

Entrance Hall	Composite front door and double glazed window to side, radiator, stairs to first floor with spindled balustrade, understairs recess and shelving, laminate flooring.
Lounge	14'3" (4.34m) Into Bay x 10'9" (3.28m) Fire surround with marble style in set and hearth, dado rail, coved ceiling, radiator.
Kitchen / Dining Room	
Dining Area	11'10" (3.61m) x 9'6" (2.9m) Radiator, laminate flooring, Georgian style French doors to conservatory, 2 wall lights, archway to:
Kitchen	8'8" (2.64m) x 6'8" (2.03m) Composite sink unit, wall and base cupboards with worksurface over, range cooker to remain, cooker extractor canopy over, tiled splashbacks, PVCu double glazed window, additional appliance space.
Conservatory	16'5" (5m) x 9'3" (2.82m) PVCu double glazed window, French doors to garden, polycarbonate roof, radiator, plumbing for washing machine.
ON THE 1ST FLOOR	
Landing	Access to loft with pull down loft ladder.
Bedroom 1	14'10" (4.52m) Into Bay x 10'8" (3.25m) PVCu double glazed window, radiator, wardrobes to remain.
Bedroom 2	11'11" (3.63m) x 8'6" (2.59m) To Wardrobe PVCu double glazed window, radiator, built in wardrobes, airing cupboard with Potterton gas central heating boiler.
Bedroom 3	7'8" (2.34m) x 5'11" (1.8m) PVCu double glazed window, radiator, dado rail.
Bathroom	Refitted in September 2020, modern suite of bath with mixer tap and separate shower over, vanity hand basin, low level W.C., chrome heated towel rail, PVCu double glazed window, tiled splashbacks.
OUTSIDE	
Front Garden	With wall and iron gate, concreted with flower borders.
Rear Garden	With paved patio, concreted area as hardstanding for car, double timber gates and single personal gate all accessed to rear service road, timber shed to remain, green house, outside tap.
Solar Panels	The property has solar panels installed on a lease arrangement, which expires on 24.5.2036, assisting daytime electric costs.
Tenure	Freehold.

Council Tax

Band B.



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.