

Ashurst Court, Tower Close,
Gomer, Gosport, Hampshire, PO12 2TZ

£210,000



Spacious First Floor Flat

Modern Kitchen

Re-Fitted Shower Room

Single Garage

Located Near To Stokes Bay & Stanley
Park

Two Bedrooms

Lounge With Balcony

Main Bedroom With Fitted Cupboards

PVCu Double Glazing & Electric Heating

Extended Lease

023 9258 5588

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

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

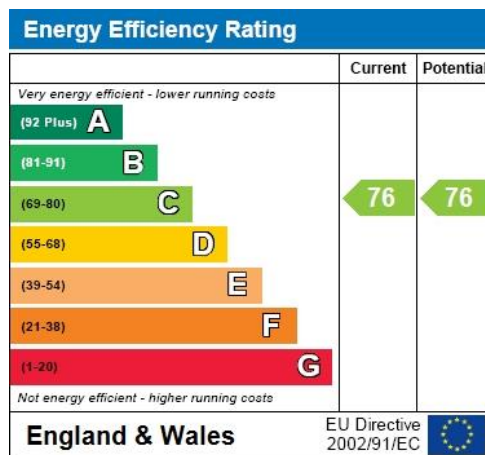
To view all our properties visit:
www.GosportProperty.com

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

Communal Entrance	With stairs to each floor. The flat is located on the 1st floor.
Entrance Porch	Newly fitted front fire door, coved ceiling, inner door to:
Lounge	19'1" (5.82m) x 14'1" (4.29m) PVCu double glazed sliding patio doors, picture windows to side giving access to balcony, storage heater, coved ceiling.
Kitchen	10'2" (3.1m) x 10'0" (3.05m) 1 1/2 bowl sink unit, wall and base cupboards with worksurface over, built in oven and 4 ring electric hob with cooker extractor canopy over, built in microwave, integrated fridge/freezer and washing machine, tiled splashbacks, PVCu double glazed window, timber flooring, coved ceiling, folding doors with etched glass panel to lounge.
Inner Hallway	With storage heater and airing cupboard.
Bedroom 1	15'7" (4.75m) x 11'5" (3.48m) To Wardrobe PVCu double glazed window and door to balcony, built in cupboards which extend behind a false wall, which is suitable for hanging a TV on, electric panel heater, coved ceiling.
Bedroom 2	11'10" (3.61m) x 7'11" (2.41m) PVCu double glazed window, electric panel heater.
Shower Room	Shower cubicle, vanity hand basin with cupboard under, low level WC. PVCu double glazed window, tiled to 1/2 height and fully tiled to shower area, chrome heated towel rail.
OUTSIDE	
Single Garage	With electric cantilever door, casual parking.
Tenure	Leasehold. Balance of a 189 year lease from 24th March 1972. Current ground rent £25 per year and maintenance charge £2141.14 per year.
	These details are provided to the best of our ability from the information provided to us by the owner, but a buyer should check the figures once the official leasehold enquiries from the management company/freeholder are received by their legal advisor as they can be subject to change. This should be done before exchanging contracts to purchase the property.
Council Tax	Band B.



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.