

Kingston Road, Gosport,
Hampshire, PO12 3LL

£245,000



Semi Detached Chalet Bungalow
Extended Lounge / Dining Room
PVCu Double Glazing
Car Hardstanding To Front

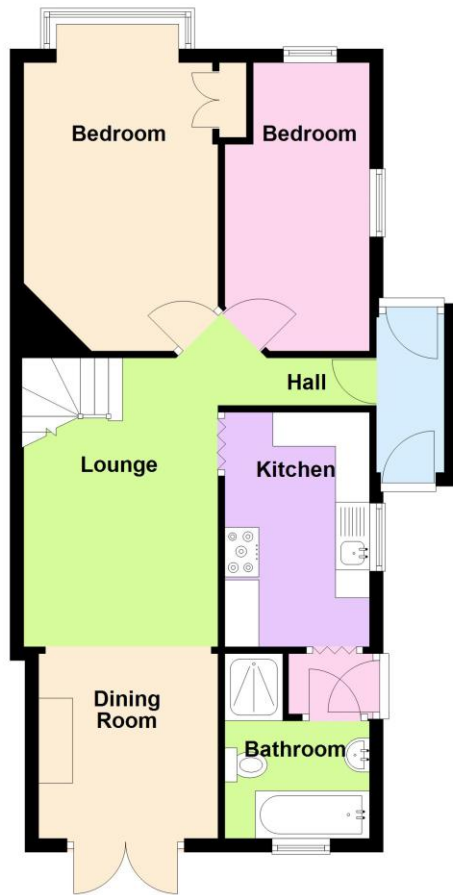
Three Bedrooms
Kitchen, Lobby & Bathroom
Gas Central Heating
No Forward Chain

023 9258 5588

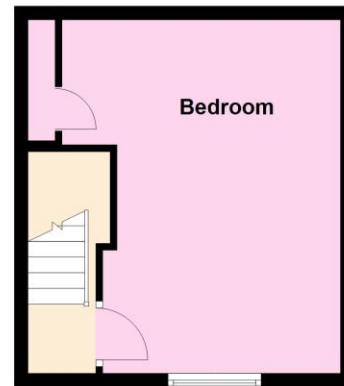
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Ground Floor

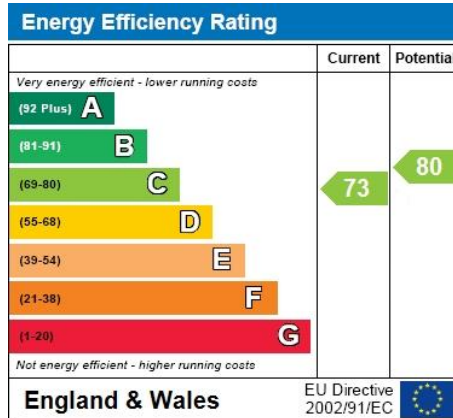


First Floor



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Entrance Porch	PVCu double glazed front door and door to garden, PVCu double glazed door to:
Entrance Hall	With coved ceiling and stairs to first floor.
Lounge / Dining Room	21'0" (6.4m) x 8'8" (2.64m) widening to 9'4" (2.84m), Double radiator, understairs cupboard, PVCu double glazed patio doors to garden, coved ceiling.
Kitchen	10'0" (3.05m) x 6'11" (2.11m) Single drainer stainless steel sink unit, wall and base cupboards with worksurface over, gas cooker point, space for fridge/freezer, plumbing for washing machine, PVCu double glazed window, wall mounted gas central heating boiler, tiled splashbacks, coved ceiling.
Rear Lobby	With PVCu double glazed door to sideways.
Bathroom	7'0" (2.13m) x 5'11" (1.8m) Panelled bath, pedestal hand basin, low level W.C., shower cubicle, radiator, PVCu double glazed window and coved ceiling.
Bedroom 1	16'9" (5.11m) Into Bay x 9'4" (2.84m) PVCu double glazed window, radiator, coved ceiling, built in cupboards with meters.
Bedroom 2	13'11" (4.24m) x 6'11" (2.11m) narrowing to 5'5" (1.62m), 2 PVCu double glazed windows on twin aspect, radiator, coved ceiling.
ON THE 1ST FLOOR	
Landing	
Bedroom 3	17'4" (5.28m) x 11'10" (3.61m) Part skimming ceiling, PVCu double glazed window, radiator, eaves cupboard.
OUTSIDE	
Front Garden	Brick wall and block paving, paved hardstanding.
Rear Garden	Block paved patio, lawn, green house, block built shed.
Services	We understand that this property is connected to mains gas, electric, water and sewage.
Agents Note	The property has solar panels, which are owned.
Tenure	Freehold.
Council Tax	Band C.
Property Information	For information on broadband speed and mobile phone coverage for this property visit: https://checker.ofcom.org.uk For flood risk information visit: https://www.gov.uk/check-long-term-flood-risk



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.