

A very well-presented and spacious THREE BEDROOM Semi-Detached family home which has recently been redecorated throughout, and benefits from off-road parking, kitchen/dining room, lounge, conservatory, enclosed rear garden and NO ONWARD CHAIN. \* A must view to appreciate \*

**The Accommodation Comprises:**  
Obscured composite door into:

**Entrance Porch**  
UPVC windows to front and side elevation, laminate flooring, key safe to wall.

**Entrance Hall**  
Stairs to first floor landing, under-stairs storage recess housing utility meters, radiator, door to:

**Lounge** 15' 6" into Bay x 12' 7" (4.72m into Bay x 3.83m)  
UPVC double glazed Bay window to front elevation, radiator, laminate flooring.

**Kitchen/Dining Room** 10' 6" x 19' 5" (3.20m x 5.91m)  
UPVC double glazed window to rear elevation, obscured door to side elevation, laminate flooring, fitted with a range of base cupboards and matching eye-level units, stainless steel sink unit with mixer tap, larder cupboard, space and plumbing for washing machine, integrated oven with hob above, extractor hood, laminate flooring, radiator, sliding UPVC double glazed door to:

**Conservatory** 9' 7" x 5' 8" (2.92m x 1.73m)  
UPVC double glazed windows to rear elevation, double doors to side elevation, wooden flooring, polycarbonate roof.

**First Floor Landing**  
Obscured UPVC double glazed window to side elevation, airing cupboard, access to loft via pull-down hatch.

**Bedroom One** 13' 2" x 11' 3" (4.01m x 3.43m)  
UPVC double glazed window to front elevation, radiator.

**Bedroom Two** 10' 2" x 11' 2" (3.10m x 3.40m)  
UPVC double glazed window to rear elevation, radiator.

**Bedroom Three** 8' 2" x 8' 4" (2.49m x 2.54m)  
UPVC double glazed window to front elevation, radiator.

**Bathroom**  
Two obscured UPVC double glazed window to side elevation, bath with mixer tap and shower above, low level WC, wash hand basin with mixer tap set in vanity unit, laminate flooring, extractor fan, mirror to wall.

**Outside**  
To the front of the property is a block paved driveway for off-road parking.

The rear garden is low maintenance, enclosed by panelled fencing, access to garage/workshop, pedestrian gate.

**General Information**  
Construction: Non-traditional  
Water Supply: Portsmouth Water  
Electric Supply: Mains  
Gas Supply: Mains  
Sewerage: Mains  
Mobile & Broadband coverage: <https://checker.ofcom.org.uk>  
Flood risk: [www.gov.uk/check-long-term-flood-risk](http://www.gov.uk/check-long-term-flood-risk)  
Tenure: Freehold  
Council Tax Band: B

**Agents Note**  
The Vendors advised that the property has recently been refurbished and redecorated throughout. The property is of concrete construction.







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£285,000

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\*DRAFT DETAILS\*

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