

Situated in a popular location within Lee on the Solent is this three bedroom family home that is located close to the seafront and local schools. The property benefits from off road parking.

The Accommodation Comprises

UPVC front door to:

Entrance Hall

Stairs to first floor, under stairs storage cupboard, radiator.

Cloakroom 5' 11" x 4' 8" (1.80m x 1.42m) maximum measurements

Obscured UPVC double glazed window to front elevation, close couple W.C, pedestal wash hand, radiator, cupboard housing immersion tank.

Lounge/Dining Room 21' 5" x 10' 6" (6.52m x 3.20m)

UPVC double glazed window to front elevation, radiator, UPVC double glazed sliding door to rear garden.

Kitchen 10' 7" x 9' 11" (3.22m x 3.02m)

Fitted with a range of base cupboards and matching eye level units, worksurface over, UPVC double glazed window to rear elevation, UPVC double glazed door to rear garden, integrated gas hob with extractor hood over, integrated electric oven, space and plumbing for washing and dishwasher, boiler to wall, one and half bowl single drainer stainless steel sink unit with mixer tap, inset spotlights.

Landing

Access to loft space with pull down ladder.

Bedroom One 13' 8" x 10' 7" (4.16m x 3.22m) maximum measurements

UPVC double glazed window to rear elevation, radiator.

Bedroom Two 10' 8" x 10' 1" (3.25m x 3.07m) plus wardrobe

UPVC double glazed window to rear elevation, radiator, fitted wardrobe.

Bedroom Three 10' 8" x 7' 7" (3.25m x 2.31m)

UPVC double glazed window to front elevation, radiator.

Bathroom 9' 0" x 4' 6" (2.74m x 1.37m)

Obscured UPVC double glazed window to front elevation, close coupled W.C, wash hand basin set in vanity unit, storage cupboard, bath with mains shower over, ladder style radiator.

Outside

The rear low maintenance garden is mainly laid with patio slabs, raised flower beds, rear pedestrian access via gate, storage shed with power and lighting. The front of the property benefits from a shingle driveway with pathway leading to the front door.

General Information

Construction - Non-Traditional

Water Supply – Portsmouth Water

Electric Supply – Mains

Gas Supply - Mains

Sewerage - Mains

Mobile & Broadband coverage - Please check via:

<https://checker.ofcom.org.uk/>

Flood risk - Please check via: <https://www.gov.uk/check-long-term-flood-risk>





| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | |
| 55-68 | D | 68 D | 76 C |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

Tenure: Freehold

Council Tax Band: B

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DRAFT DETAILS

£265,000
Skipper Way, Lee-On-The-Solent, PO13 9EZ

Fenwicks

THE INDEPENDENT ESTATE AGENT

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