



Grove Avenue, Gosport, PO12 1JX

welcome to

Grove Avenue, Gosport

This substantial four-bedroom semi-detached home is situated in a highly requested location and is arranged over three floors, offering versatile and spacious living accommodation throughout. Contact Fox & Sons on 02392 503733 to view!

Entrance Hall

Composite front door, radiators, stairs to first floor with cupboard under.

Lounge

14' 2" x 12' 8" (4.32m x 3.86m)

Upvc double glazed bay window to front aspect, radiator, inset log burner.

Re-Fitted Kitchen/Dining Room

20' 3" max x 12' 6" max (6.17m max x 3.81m max)

Obscure double glazed window side aspect, door and double doors to conservatory, radiator, matching range of eye and base level units with work surface over, island, range cooker with hood, integrated fridge/freezer plus dishwasher and wine cooler, space for dining table and chairs.

Utility Room

8' 7" x 6' 1" (2.62m x 1.85m)

Upvc double glazed door to both front aspect and garden, radiator, space for American style fridge/freezer, plumbing for washing machine and tumble dryer, tiled floor.

Conservatory

17' 4" x 7' 3" (5.28m x 2.21m)

Upvc double glazed and brick construction, door and French door to garden, radiator, tiled floor.

Downstairs Bathroom

Obscure double glazed window to side aspect, wc, wash hand basin, heated towel rail, bath with shower and screen, tiled surrounds.

Landing

Double glazed window to side aspect, stairs to master bedroom.

Bedroom Two

16' 7" into bay x 11' 8" max (5.05m into bay x 3.56m max)

Double glazed bay window to front aspect, radiator.

Bedroom Three

12' 8" max x 11' 9" max (3.86m max x 3.58m max)

Double glazed window to rear aspect, radiator, built-in wardrobe.

Bedroom Four

9' max x 7' 8" max (2.74m max x 2.34m max)

Double glazed window to front aspect, radiator.

Family Bathroom

Obscure double glazed window to rear aspect and side aspect, wash hand basin with utility cupboard under, wc, P-shaped Jacuzzi bath with shower and screen, heated towel rail.

Master Bedroom

17' 6" max x 15' 6" max (5.33m max x 4.72m max)

Two double glazed windows to rear aspect, radiator, eave storage, restricted head room to parts.

En-Suite Shower Room

Skylight, heated towel rail, shower cubicle, wash hand basin, wc.





Driveway

Driveway providing off street parking for numerous cars.

Rear Garden

Patio, decking, laid to lawn area, shrub/flower borders, outside tap, double glazed door to shed, offers a good deal of privacy, approximately South facing garden.

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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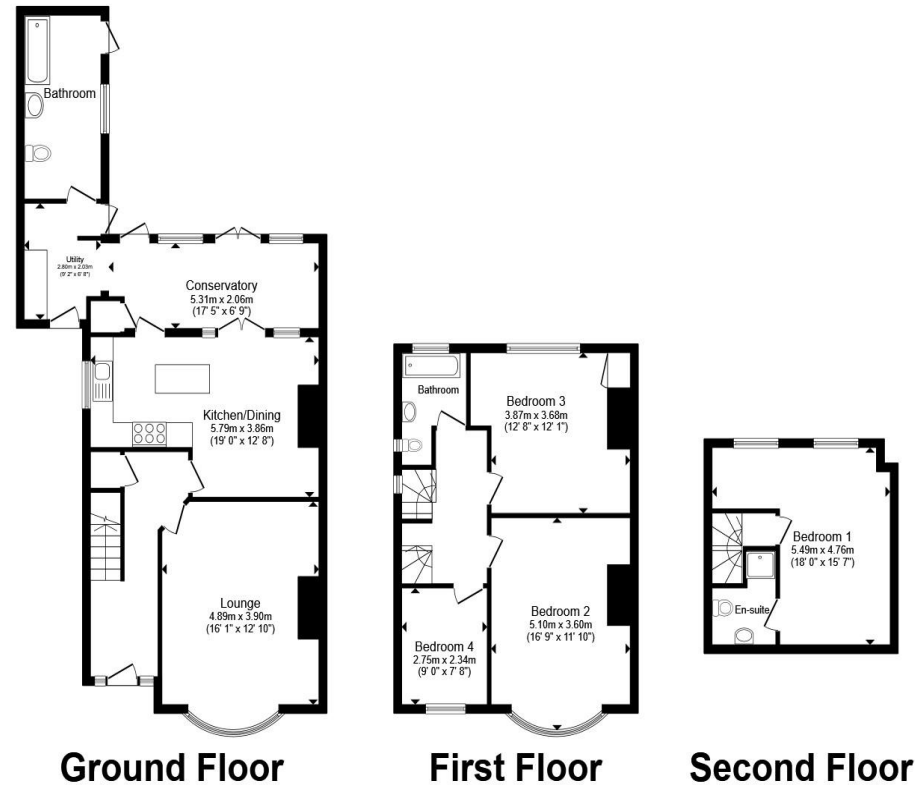
- Substantial four bedroom semi-detached home in a requested location is set over three floors and offers versatile living accommodation
- Lounge with inset Log burner
- Re-fitted kitchen/dining with Island
- Utility room & Downstairs bathroom
- Conservatory

Tenure: Freehold EPC Rating: D

Council Tax Band: D

offers in excess of

£400,000



Total floor area 155.7 m² (1,676 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Property Ref:
GOS113567 - 0002

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