

Wilmott Close, Gosport, Hampshire, PO12 3SB

£129,995



First Floor Flat

Lounge

Bathroom With White Suite

Gas Central Heating

Own Garden

One Bedroom

Separate Kitchen With Window

PVCu Double Glazing

Views From Lounge and Kitchen Towards
Privett Park

No Forward Chain

023 9258 5588

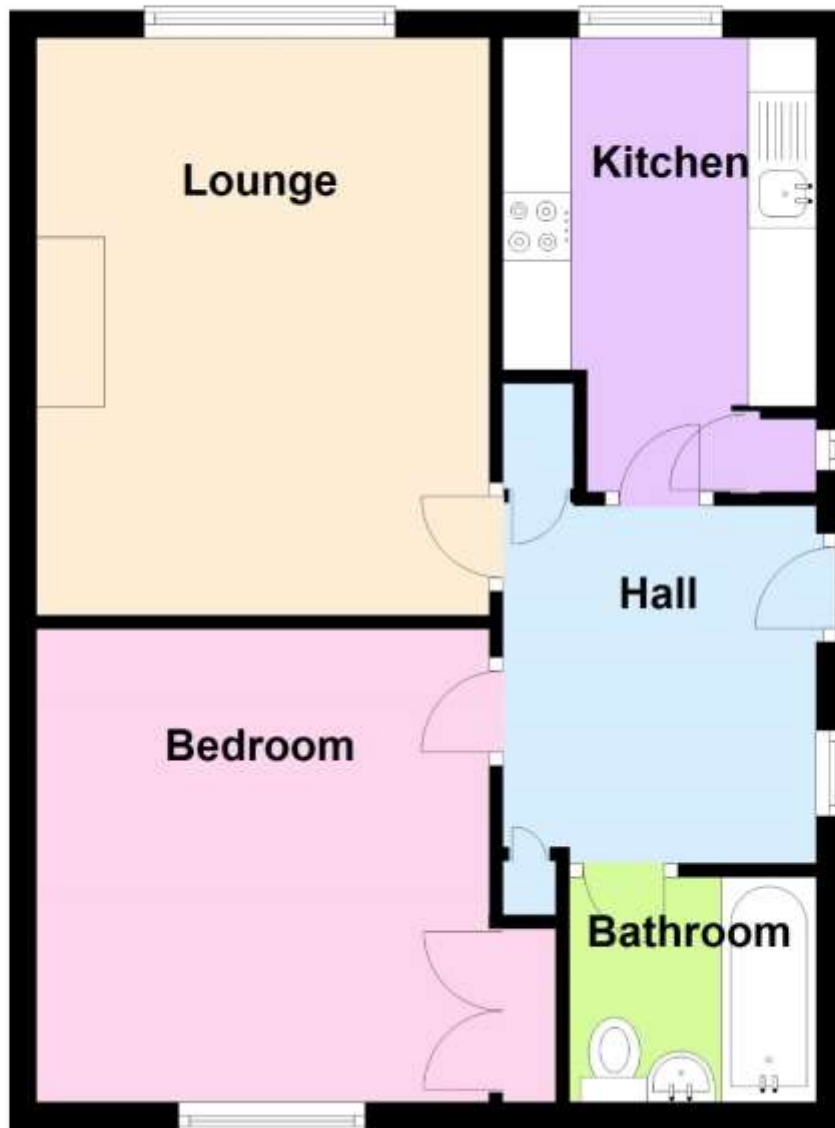
6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE

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Ground Floor

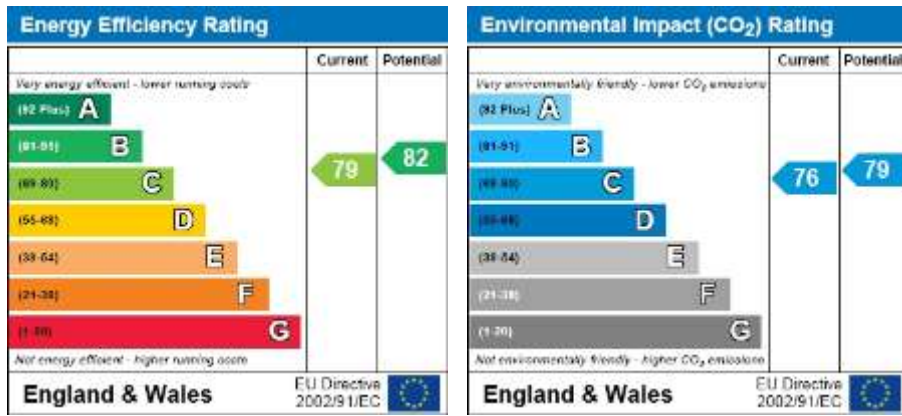


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WE ARE A FAMILY RUN BUSINESS SELLING HOMES IN GOSPORT FOR 50 YEARS
AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT

	Exterior staircase leading to 1st floor.
Entrance Hall	PVCu front door and window, radiator, access to loft space, meter cupboard, storage cupboard, cupboard with wall mounted gas central heating boiler.
Lounge	14'0" (4.27m) x 10'11" (3.33m) PVCu double glazed window, fireplace, radiator, picture rail.
Kitchen	8'10" (2.69m) Plus Recess x 7'4" (2.24m) Single drainer stainless steel sink unit, wall and base units with worksurface over, electric cooker point, plumbing for washing machine, space for fridge/freezer, tiled splashbacks, built in cupboard, PVCu double glazed window.
Bedroom	11'6" (3.51m) x 10'11" (3.33m) PVCu double glazed window, built-in double cupboard, radiator.
Bathroom	White suite of panelled bath with Triton shower over, pedestal hand basin, low level W.C., PVCu double glazed window, tiled splashbacks, heated towel rail.
Outside	Store cupboard, gate with concrete path leading to:
Garden	Which is predominately lawned.
Tenure	Leasehold. Balance of a 125 year lease from 25th February 1985, current ground rent £10, current maintenance charge £274.62 per annum, building insurance £160.09 per annum.
	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.

Directions

From our office proceed out of Gosport along Stoke Road and into the one-way system following the road as it forks round to the right and then to the left into Bury Road. Proceed through the traffic lights and just before the pelican crossing turn right into Privett Place. Follow the road as it forks to the right into Wilmott Close where the property will be found on the left hand side just before the road forks to the left.



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.