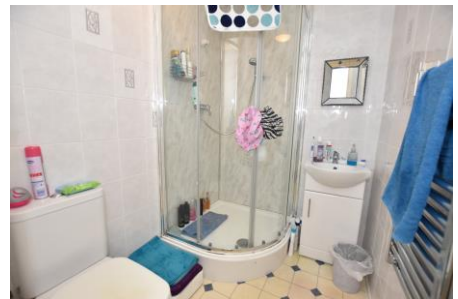


Newbroke Road, Rowner,
Gosport, Hampshire, PO13 9UJ

£119,500



First Floor Flat
Separate Kitchen With Window
PVCu Double Glazing
Allocated Parking Space

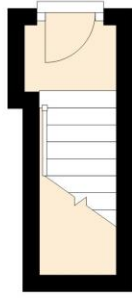
One Bedrooms
Shower Room
Gas Central Heating
No Forward Chain

023 9258 5588

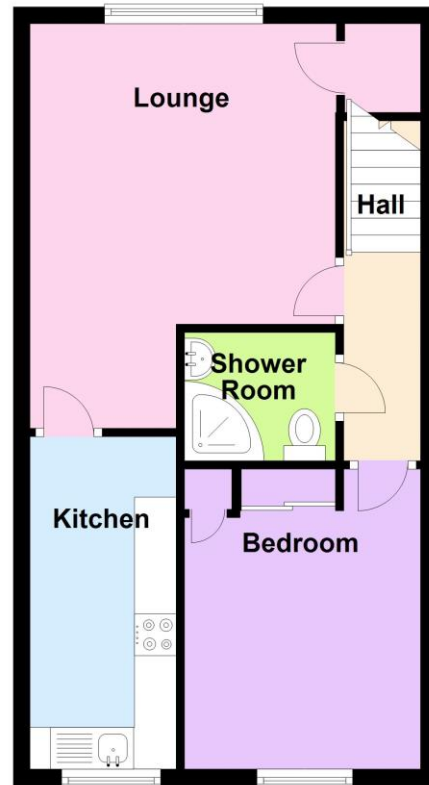
6 Stokesway, Stoke Road, Gosport, Hants, PO12 1PE
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Ground Floor



First Floor



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AND WOULD WELCOME THE OPPORTUNITY TO BE CHOSEN AS YOUR ESTATE AGENT**

Entrance Hall
Landing
Lounge
Kitchen
Bedroom
Shower Room
Outside
Tenure

PVCu double glazed front door, radiator, stairs to first floor.

Access to loft space.

12'2" (3.71m) x 11'11" (3.63m) Widening to 17'2 (5.23m), L shaped, PVCu double glazed window, double radiator, overstairs cupboard, fireplace with electric fire, Georgian style glazed door to:

13'0" (3.96m) x 5'9" (1.75m) Single drainer stainless steel sink unit, wall and base units with worksurface over, built in oven and 4 ring electric hob with extractor canopy over, space for fridge/freezer, breakfast bar, tiled splashbacks, PVCu double glazed window, wall mounted gas central heating boiler, plumbing for washing machine.

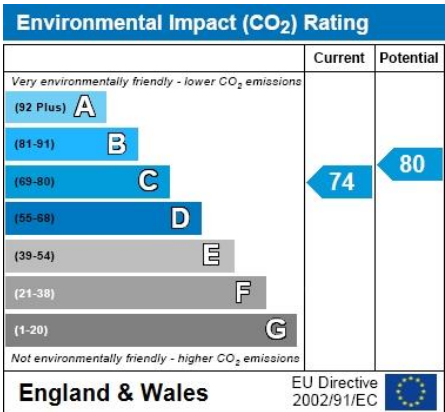
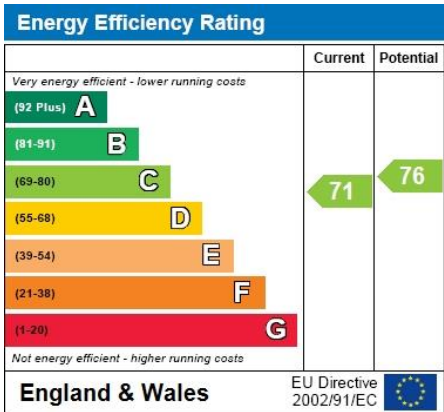
11'10" (3.61m) Max x 9'4" (2.84m) Built in wardrobe, storage cupboard, radiator.

White suite of shower cubicle, vanity hand basin, low level W.C., chrome heated towel rail, tiled walls, extractor fan.

Allocated parking space.

Leasehold. Balance of a 999 year lease from 25th December 1978, ground rent peppercorn (£0). We understand from the owners that they are responsible for their own maintenance and insurance.

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.



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.