Offers Over £210,000

Howe Road, Gosport PO13 8EA



HIGHLIGHTS

- Spacious two double bedroom end of terrace house
- External insulation fitted in 2023
- Replacement electric heating
- Electric vehicle charging point
- Spacious kitchen/diner
- Separate utility room
- Potential to create a third bedroom
- Side driveway providing off-road parking
- Short walk to Alver Village shops & Tesco

Spacious Two Double Bedroom End of Terrace House on Alver Park Private Estate

A spacious two double bedroom end of terrace house situated on the popular Alver Park private estate, on the outskirts of Gosport. Ideally positioned for those commuting out of Gosport for work, the property has benefited from an ECO4 grant with a range of improvements carried out, including owner-owned solar panels, external insulation fitted in 2023, double glazing, replacement electric heating and an electric vehicle charging point.

The ground floor comprises a spacious kitchen/diner, separate utility room and a good-sized living room overlooking the rear garden.

Upstairs, there are two generous double bedrooms, with the master bedroom offering the potential to be divided into two separate rooms if a third bedroom is required. There is also a family bathroom and separate WC.

Outside, the property benefits from a small enclosed rear garden and a driveway to the side providing off-road parking.

The property is conveniently located within a short walk of Alver Village shops and Tesco, as well as Alver Valley Country Park and local schools, making this an ideal home for a range of buyers.

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PROPERTY INFORMATION

ENTRANCE HALL

UTILITY ROOM
7'2 x 6'8 (2.18m x 2.03m)

KITCHEN/DINER
19'4 x 8'5 (5.89m x 2.57m)

LIVING ROOM
12'4 x 10'0 (3.76m x 3.05m)

LANDING

BEDROOM ONE
19'5 x 8'8 (5.92m x 2.64m)

BEDROOM TWO
12'3 x 10'1 (3.73m x 3.07m)

BATHROOM

SEPARATE WC

OUTSIDE

ENCLOSED REAR GARDEN

DRIVEWAY FOR PARKING

FREEHOLD - Council Tax Band A

Agents Note
Please note that some of the photographs have been digitally edited for marketing purposes, including the removal of furniture and other items. The images are intended to give an impression of the property and may not show the property exactly as it is currently presented.

Financial Services
Mortgage & Protection - We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.
If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home and income, look no further!

AML - Anti Money Laundering Procedure
We have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed.

Buyer Verification
Offer Check Procedure - If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer.

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Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. We can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

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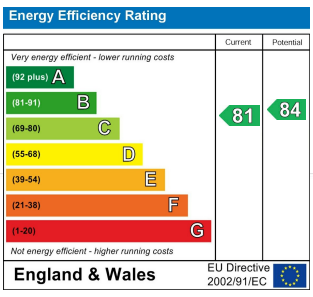
Estate Charge
The current estate charge is £37 per month.



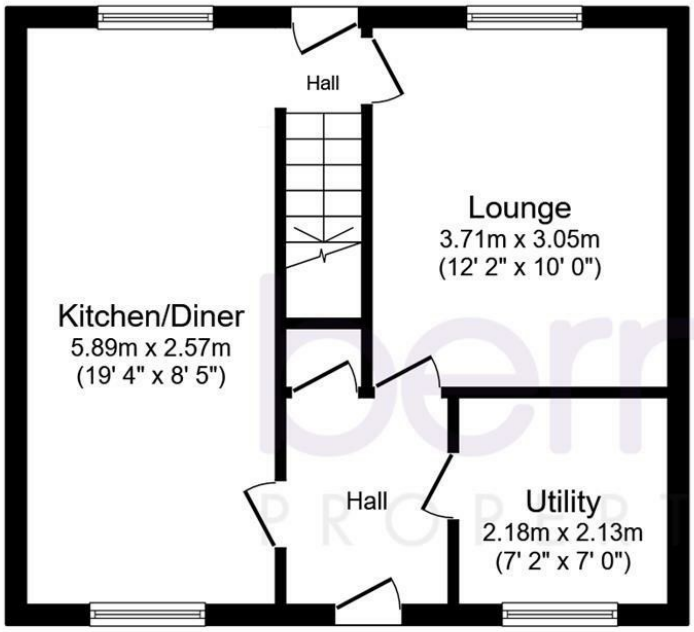




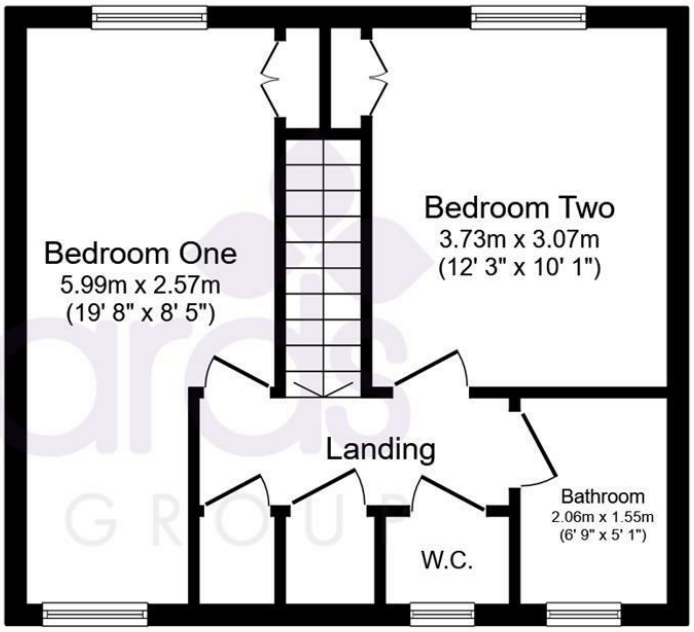




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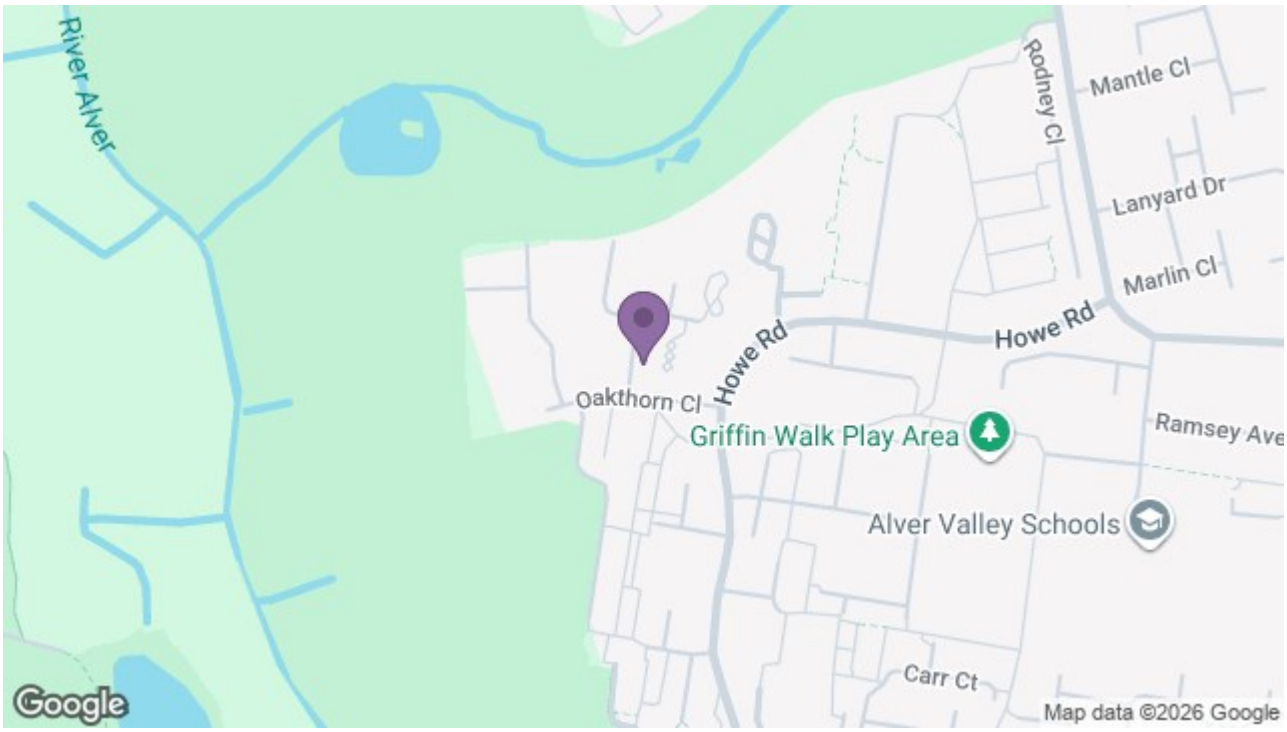
Ground Floor



First Floor

Total floor area: 78.4 sq.m. (844 sq.ft.)

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