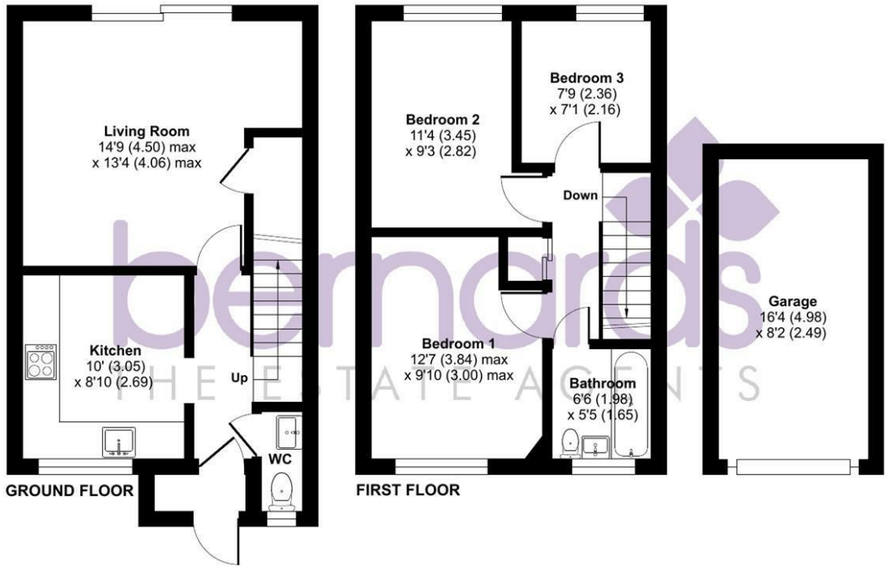
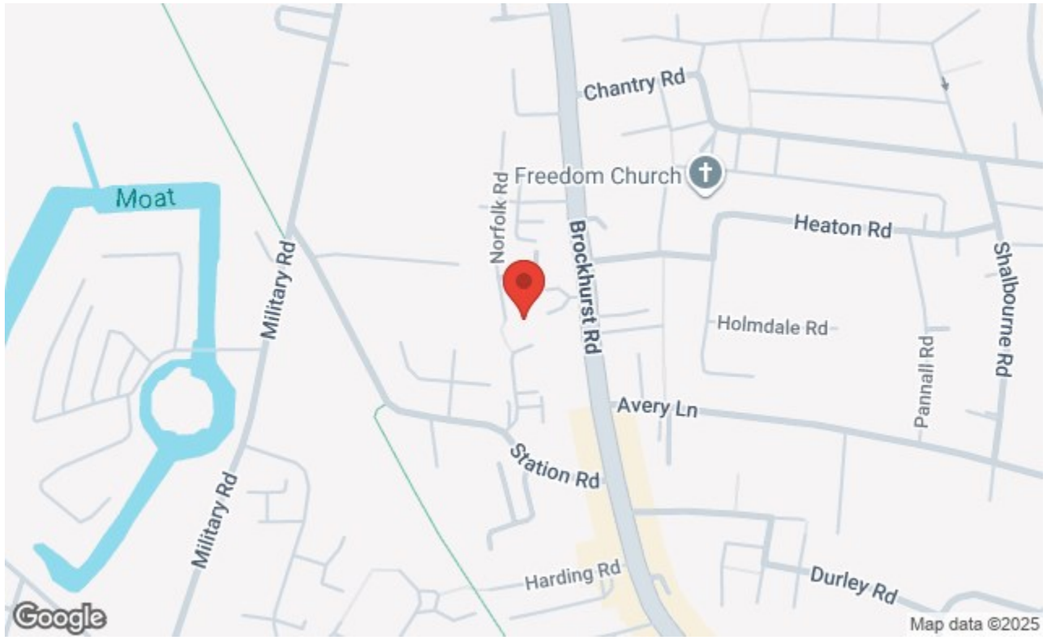
Norfolk Road, Gosport, PO12

Approximate Area = 738 sq ft / 68.5 sq m
Garage = 133 sq ft / 12.3 sq m
Total = 871 sq ft / 80.9 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1313034



97 High Street, Gosport, PO12 1DS
t: 02392 004660

FOR SALE

Offers Over £270,000

Norfolk Road, Gosport PO12 3AN

bernards THE ESTATE AGENTS

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HIGHLIGHTS

- THREE BEDROOMS
- DOWNSTAIRS WC
- GOOD SIZE LIVING ROOM
- DRIVEWAY
- GARAGE
- ENCLOSED REAR GARDEN
- DOUBLE GLAZING
- GAS CENTRAL HEATING

Price Guide £270,000 - £280,000
Bernards is pleased to present this delightful end-terrace house situated on Norfolk Road in Gosport, now available with no onward chain. This property represents a fantastic opportunity for first-time buyers looking for a comfortable and convenient home.

Upon entering, you will find a spacious lounge that creates a warm and inviting atmosphere, perfect for both relaxation and entertaining guests. The fitted kitchen is practical and well-equipped, catering to all your culinary needs. With three generously sized bedrooms, this home offers ample space for family living or the possibility of a home office. The upstairs bathroom is conveniently located, complemented by an additional downstairs WC for added convenience.

This property is enhanced by double glazing and gas central heating, ensuring a warm and cosy environment throughout the year. The enclosed garden provides a private outdoor space, ideal for enjoying sunny days or hosting gatherings with friends and family. Furthermore, the driveway and garage offer parking for up to three vehicles, a rare find in this area.

The house is tastefully decorated, and while the current occupier's furnishings may appear busy, we encourage potential buyers to look beyond this and appreciate the property's true potential. The location is highly desirable, with easy access to bus routes, schools, and local shops, making it a practical choice for families and commuters alike.

Do not miss the opportunity to make this charming house your new home. Arrange a viewing today to explore all that this property has to offer.

Call today to arrange a viewing
02392 004660
www.bernardsestates.co.uk

PROPERTY INFORMATION

ENTRANCE HALL

DOWNSTAIRS WC
5'5 x 2'3 (1.65m x 0.69m)

KITCHEN
10'0 x 8'10 (3.05m x 2.69m)

LIVING ROOM
14'9 x 13'4 (4.50m x 4.06m)

LANDING

BEDROOM ONE
12'7 x 9'10 (3.84m x 3.00m)

BEDROOM TWO
11'4 x 9'3 (3.45m x 2.82m)

BEDROOM THREE
7'9 x 7'1 (2.36m x 2.16m)

BATHROOM
6'6 x 5'5 (1.98m x 1.65m)

OUTSIDE

ENCLOSED REAR GARDEN

DRIVEWAY

GARAGE

ANTI MONEY LAUNDERING
Bernards Estate agents 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.

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. Thank you.

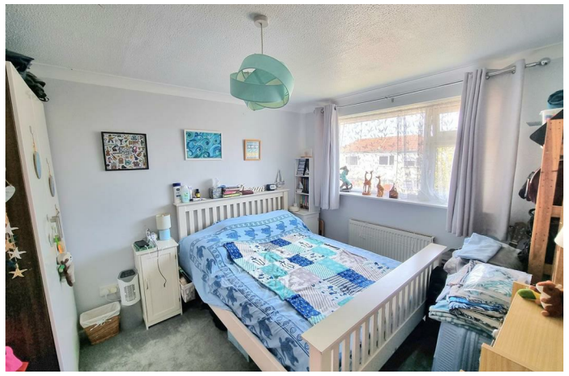
REMOVALS
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

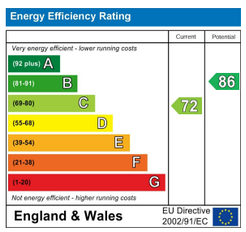
SOLICITORS
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that 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. Bernards 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.

BERNARDS 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!

FREEHOLD / COUNCIL TAX BAND C





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