

Asking Price £325,000

Prideaux-Brune Avenue, Gosport
PO13 0UE

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ Three-bedroom semi-detached house
- ❖ Located on the outskirts of Gosport
- ❖ Double glazing and gas central heating
- ❖ Improved by the current owner
- ❖ Double-glazed conservatory
- ❖ Modern fitted kitchen
- ❖ Front driveway
- ❖ Summer house/workshop
- ❖ Close to local shops, bus routes, and schools

Bernards are delighted to offer for sale this well-presented three-bedroom semi-detached house, which has been tastefully improved by the current owner.

Situated on the outskirts of Gosport, the property is ideally located for commuters travelling out of the area for work.

Internally, the home benefits from double glazing and gas central heating via a combi boiler. The ground floor features a welcoming living room with a charming bay window, a modern fitted kitchen with integrated appliances (installed approximately two years ago), and a double-glazed conservatory providing additional living space.

Upstairs, there are three generously sized bedrooms—all with fitted wardrobes—alongside a contemporary family bathroom suite.

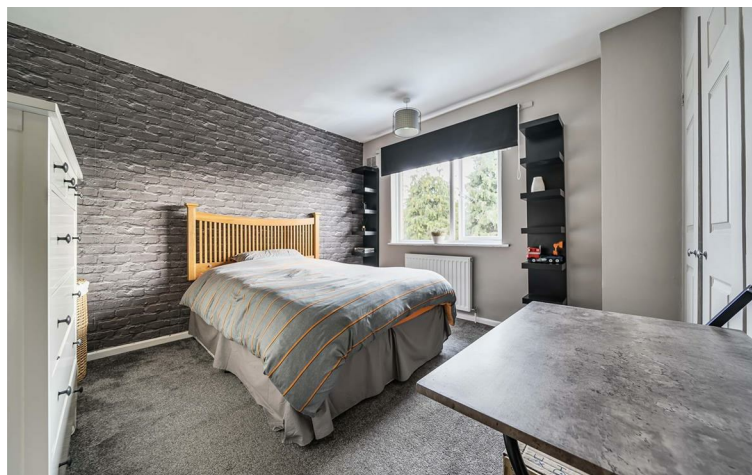
Externally, the property offers a driveway to the front providing off-road parking. The rear garden is a particularly attractive feature, offering a generous space with side access, an outdoor power point, two sheds, artificial grass, a patio area, a utility room, and a versatile summer house/workshop.

The property is conveniently located close to a parade of local shops, bus routes, and well-regarded schools.

An ideal family home and a must-view!

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





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PROPERTY INFORMATION

ENTRANCE HALL

LIVING ROOM

14'10 x 12'6 (4.52m x 3.81m)

KITCHEN/DINER

18'10 x 11 (5.74m x 3.35m)

CONSERVATORY

11'7 x 7 (3.53m x 2.13m)

LANDING

BEDROOM ONE

13'1 x 11'2 (3.99m x 3.40m)

BEDROOM TWO

11'3 x 11'1 (3.43m x 3.38m)

BEDROOM THREE

9'8 x 7'8 (2.95m x 2.34m)

BATHROOM

7'9 x 5'8 (2.36m x 1.73m)

OUTSIDE

FRONT DRIVEWAY

ENCLOSED REAR GARDEN

UTILITY ROOM

8 x 6'1 (2.44m x 1.85m)

SHED

4'9 x 3'3 (1.45m x 0.99m)

OUTSIDE WC

SUMMER HOUSE

13'1 x 9'6 (3.99m x 2.90m)

ADDITIONAL SHED

9'9 x 4'1 (2.97m x 1.24m)

OUTBUILDING

13'7 x 7'2 (4.14m x 2.18m)

Freehold / Council Tax Band B

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!



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	64	75
England & Wales	EU Directive 2002/91/EC	



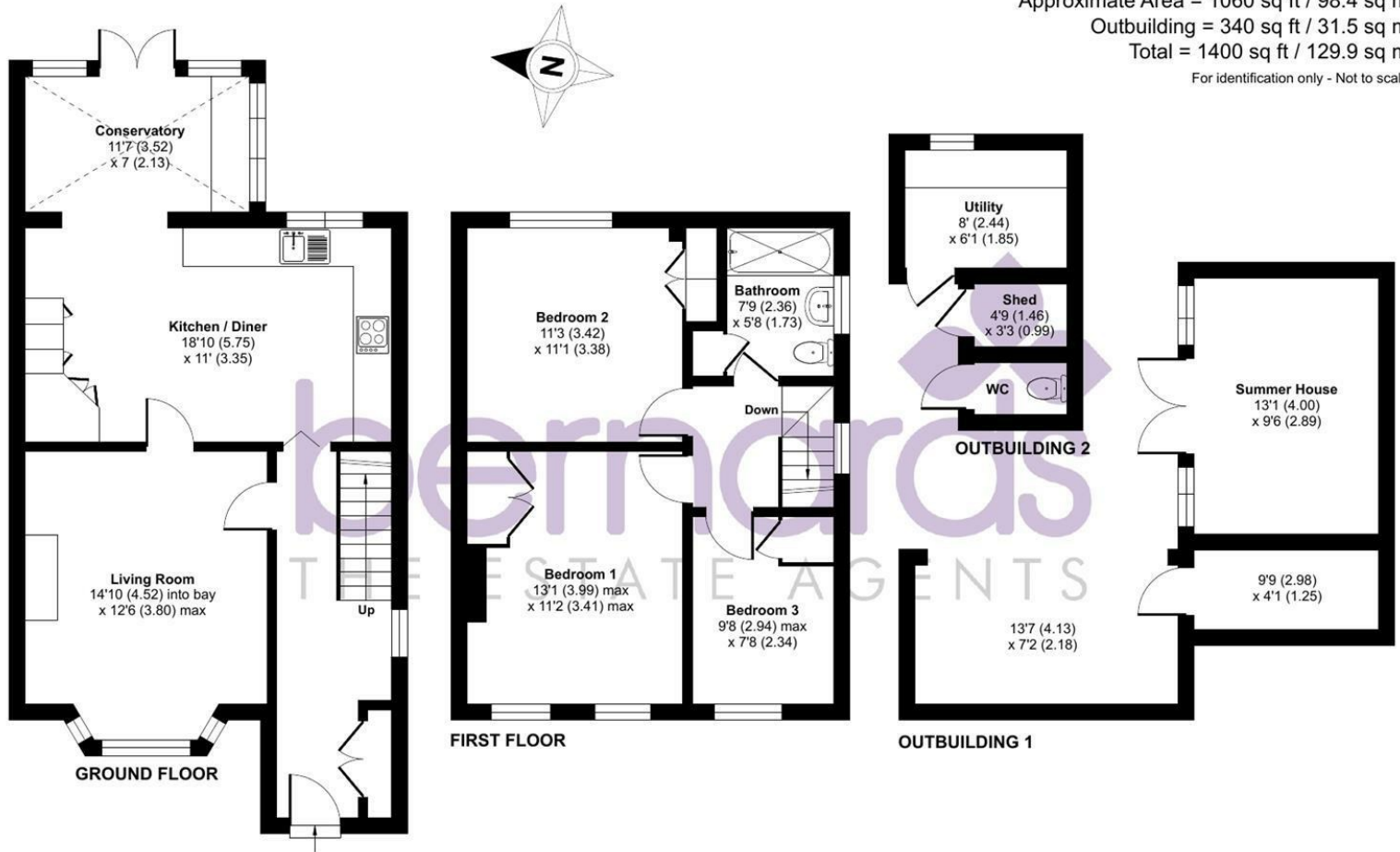
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Approximate Area = 1060 sq ft / 98.4 sq m

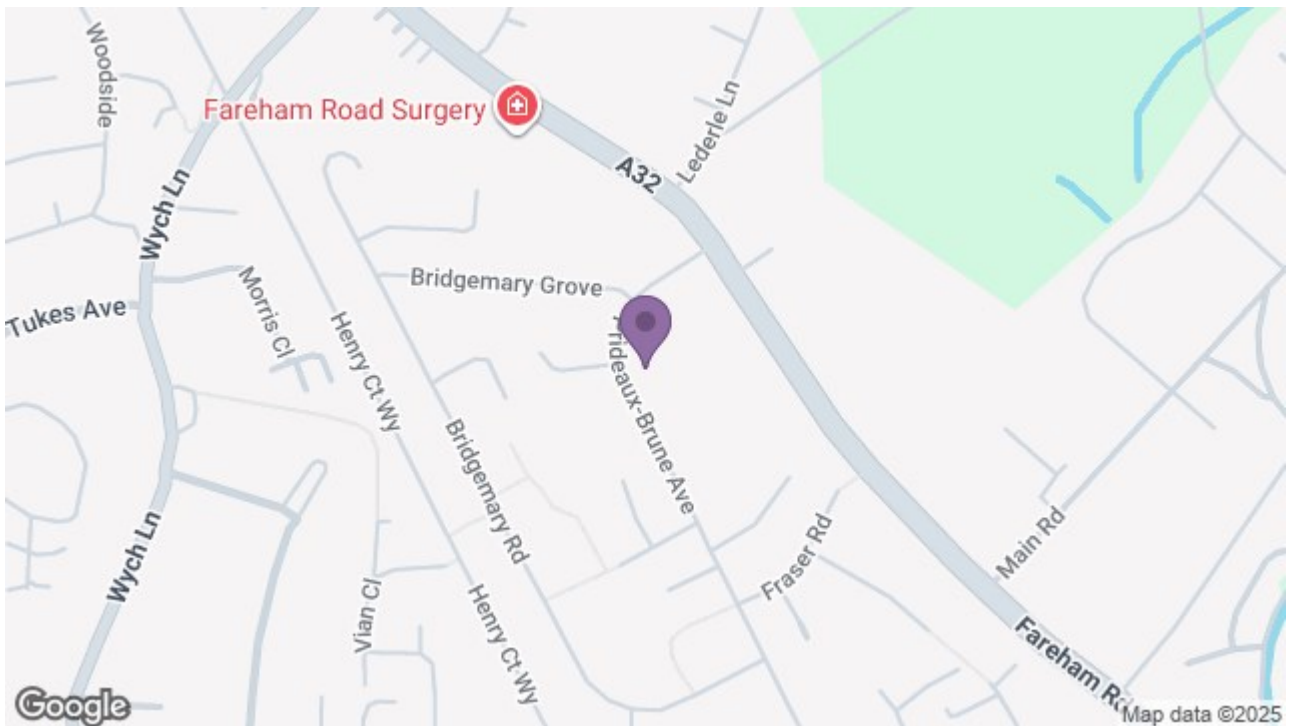
Outbuilding = 340 sq ft / 31.5 sq m

Total = 1400 sq ft / 129.9 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). © nitchecom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1340590



97 High Street, Gosport, PO12 1DS

t: 02392 004660

