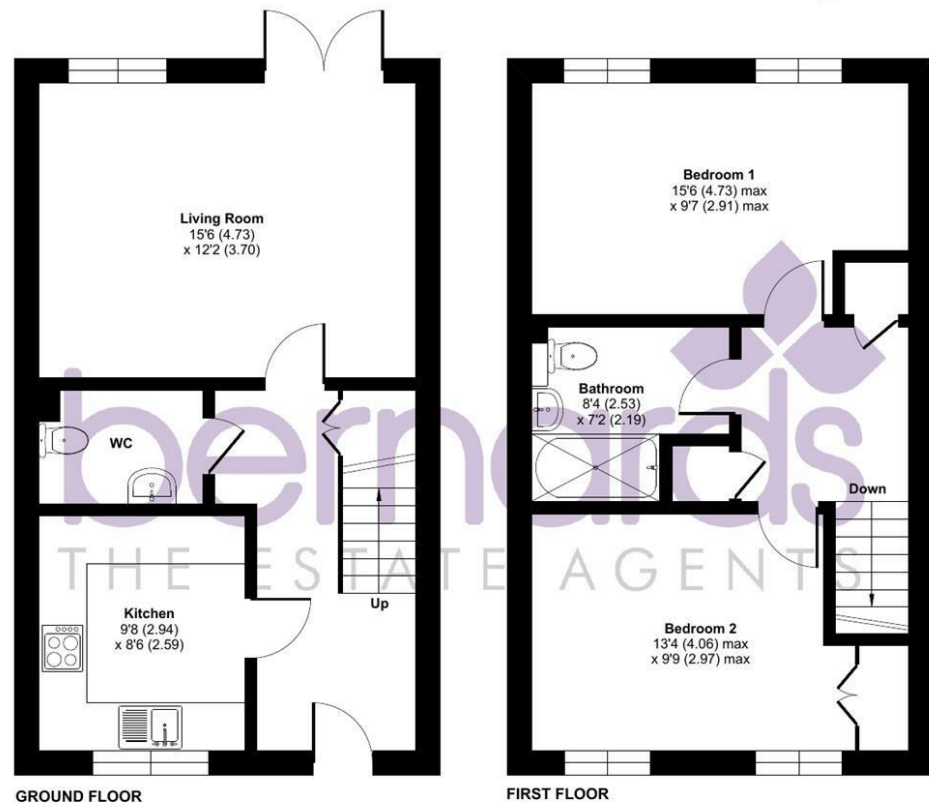


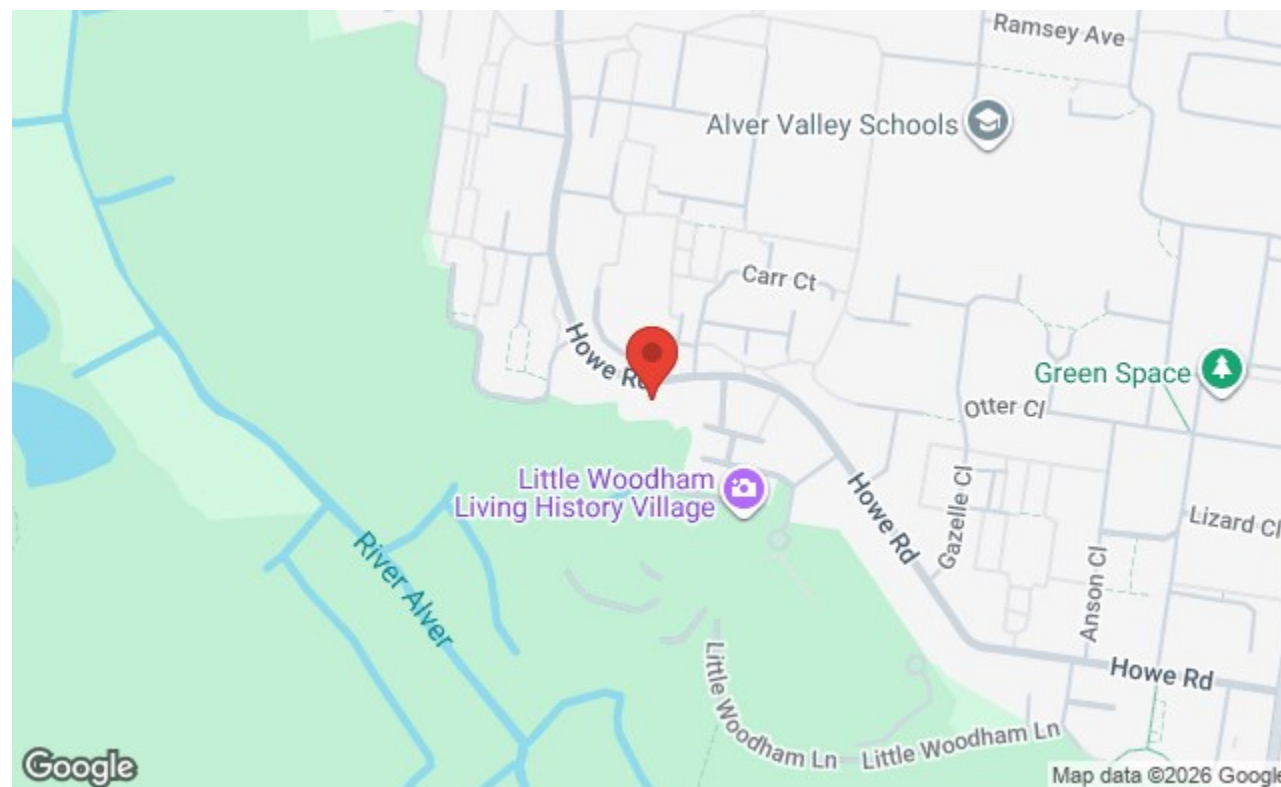


## Montrose Walk, Howe Road, Gosport, PO13

Approximate Area = 852 sq ft / 79.1 sq m  
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS Residential). © nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1459821



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



Asking Price £73,500

Howe Road, Gosport PO13 8PA



### HIGHLIGHTS

- Modern two-bedroom mid-terraced house
- Presented in excellent condition
- Modern fitted kitchen
- Spacious lounge/dining area
- Allocated Parking
- Two double bedrooms
- Gas central heating and double glazing
- Ideal purchase for first-time buyers

Bernards are delighted to offer this modern two-bedroom mid-terraced home on a 30% shared ownership basis, ideally situated within the highly sought-after Alver Village area of Gosport.

Conveniently located, the property enjoys excellent transport connections and is close to a variety of local shops, schools, and amenities, making it perfectly suited for modern living.

Presented to a high standard throughout, the accommodation comprises an inviting entrance hall, a fitted kitchen, and a spacious lounge/dining room ideal for both

everyday living and entertaining. The property further benefits from a contemporary bathroom, two well-proportioned double bedrooms, gas central heating, and double glazing throughout.

Outside, the home offers an allocated parking space along with additional visitor parking bays.

This is a fantastic opportunity for first-time buyers to step onto the property ladder and purchase a beautifully maintained home in a popular Gosport location.

Call today to arrange a viewing

02392 004660

[www.bernardsestates.co.uk](http://www.bernardsestates.co.uk)



# PROPERTY INFORMATION

## ENTRANCE HALL

## DOWNSTAIRS WC

## KITCHEN

9'8 x 8'6 (2.95m x 2.59m)

## LIVING ROOM

15'6 x 12'2 (4.72m x 3.71m)

## LANDING

## BEDROOM ONE

15'6 x 9'7 (4.72m x 2.92m)

## BEDROOM TWO

13'4 x 9'9 (4.06m x 2.97m)

## BATHROOM

8'4 x 7'2 (2.54m x 2.18m)

## OUTSIDE

## OFF ROAD PARKING

## ENCLOSED REAR GARDEN

## LEASEHOLD INFORMATION

We are informed by our seller:

118 Years remaining on the lease.

If you buy a 30% share, the share

purchase price will be £73,500

and the rent will be £430.43 a month.

Service Chrg Admin £4.94

Building Insurance £10.13

Estate Recharge £20.82

Ground Maintenance £26.12

Play Area Equipment/Maintenance

£0.52

## COUNCIL TAX BAND C

## 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

## 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!

## 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.

## 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.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs (92 plus) <b>A</b>	<b>98</b>
(81-91) <b>B</b>	<b>86</b>
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

Scan here to see all our properties for sale and rent



Call today to arrange a viewing

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