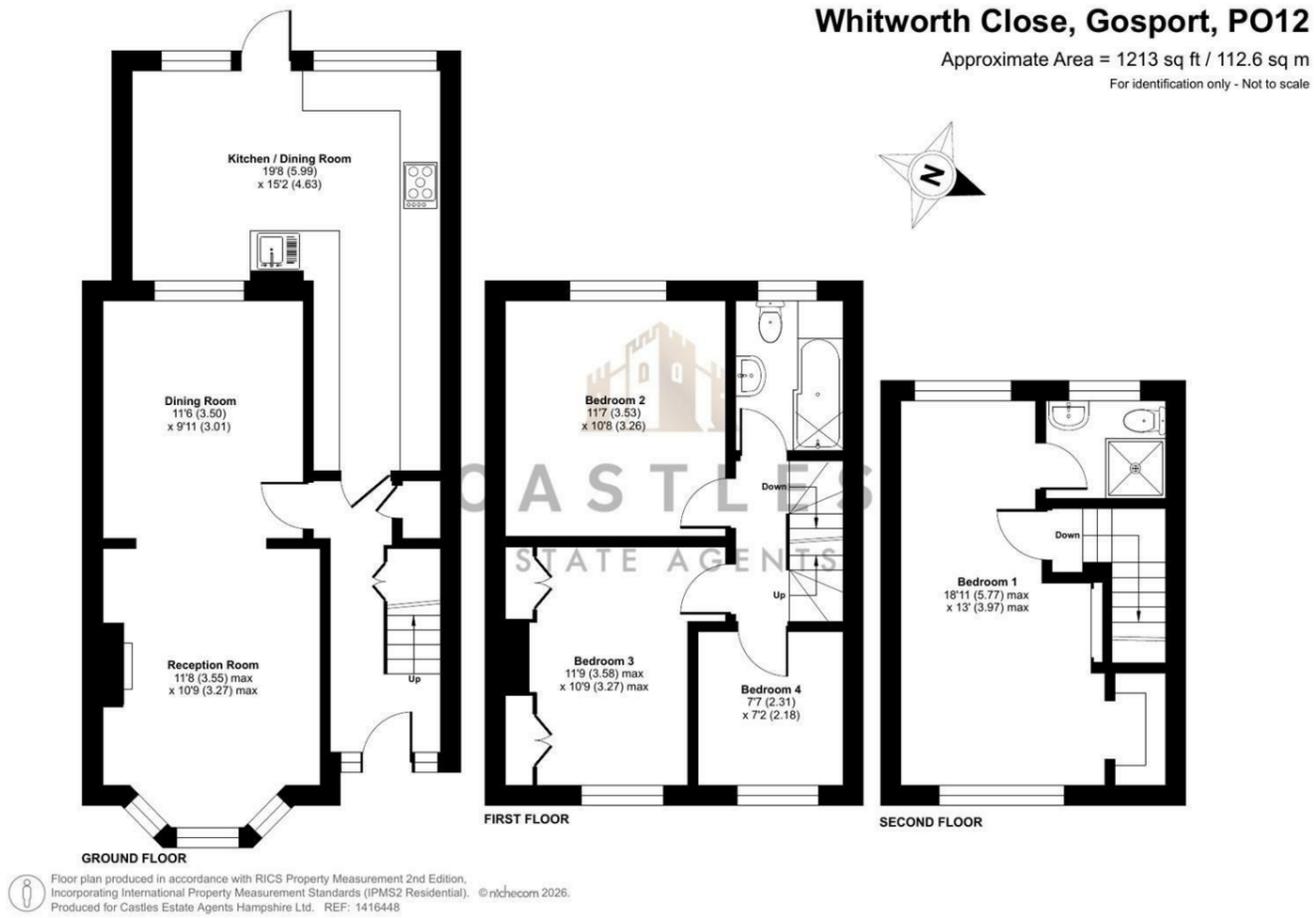
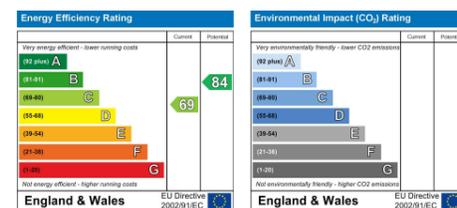


Floor Plan



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



## 24 Whitworth Close Gosport, PO12 3PF

We are pleased to welcome to the market this immaculate four bedroom mid terrace property with off road parking to the rear located in Whitworth Close, Gosport.

This home is well presented and the ground floor consists of an open plan lounge and dining room, the kitchen stretches down the side and wraps around into the rear extension of the property also offering dining space.

Moving up to the first floor there are three bedrooms, two of which are generous doubles, and a modern family bathroom. Thanks to a loft conversion there is a now a second floor which features a large primary double bedroom suite with modern en-suite shower room.

Externally the garden is benefitting from a raised decked area with seating with the remainder of the garden being astro turf with a paved area offering a hard stand for parking under a car port. To the rear there is a service road which allows the access to the car port behind the garage door.

For more information or to arrange a viewing please contact Castles today.

**Asking price £300,000**

# 24 Whitworth Close

Gosport, PO12 3PF



- FOUR BEDROOMS
- CAR PORT TO REAR
- QUIET CUL-DE-SAC LOCATION
- OPEN PLAN LOUNG DINER
- TWO BATHROOMS
- OFF ROAD PARKING
- LOFT CONVERSION & REAR EXTENSION
- IDEAL FIRST TIME BUYER HOME

### RECEPTION ROOM

11'5" x 10'5" (3.5 x 3.2)

### DINING ROOM

11'5" x 9'10" (3.5 x 3.0)

### KITCHEN

19'4" x 15'1" (5.9 x 4.6)

### BEDROOM ONE + EN-SUITE

18'8" x 12'9" (5.7 x 3.9)

### BEDROOM TWO

11'5" x 10'5" (3.5 x 3.2)

### BEDROOM THREE

11'5" x 10'5" (3.5 x 3.2)

### BEDROOM FOUR

7'6" x 6'10" (2.3 x 2.1)

### BATHROOM

### Financial Services

If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

### Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money laundering checks at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree

a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

### Solicitors

If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

