
Jeffries & Dibbens
estate and letting agents
GUIDE PRICE
£300,000 - £315,000
10 Sanross Close
Hill Head, PO14 3NH

PROPERTY SUMMARY

We are delighted to bring to market this three bedroom, end of terrace property situated within close walking distance to Hill Head beach, as well as Stubbington Village and good local schools. Extended at the front and the rear, the property boasts a welcoming entrance hallway, with access to a convenient downstairs W/C, which leads into the open plan lounge, dining, kitchen space. This really is the heart of the home and creates an ideal space for relaxing and entertaining with friends and family. With doors opening onto the low maintenance garden and Velux windows, this generous room is flooded with natural light. Upstairs, there are three well-proportioned bedrooms and a neutral family bathroom to complete the internal accommodation. Further benefits include gas central heating throughout and a single garage in the nearby block. Call us now in our Stubbington Branch to book in your viewing today and avoid missing out.

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HALLWAY 7' 9" x 5' (2.36m x 1.52m)

WC 4' 1" x 2' 6" (1.24m x 0.76m)

LOUNGE 18' 1" x 12' 11" (5.51m x 3.94m) Maximum measurements.

KITCHEN 8' 8" x 7' 10" (2.64m x 2.39m)

DINING ROOM 16' 1" x 7' 3" (4.9m x 2.21m)

LANDING

BEDROOM ONE 10' 11" x 9' 11" (3.33m x 3.02m)

BEDROOM TWO 10' 11" x 9' 11" (3.33m x 3.02m)

BEDROOM THREE 7' 6" x 6' 10" (2.29m x 2.08m)

BATHROOM 6' 1" x 5' 10" (1.85m x 1.78m)

OUTSIDE

REAR GARDEN

FRONT GARDEN

GARAGE IN A BLOCK



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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LOCAL AUTHORITY
Fareham Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only

EPC TO FOLLOW

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

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