
Jeffries & Dibbens
estate and letting agents
£285,000
Elizabeth Road,
Waterlooville PO7 7NN

PROPERTY SUMMARY

Offered for sale with no forward chain we are delighted to offer for sale this spacious 3 bedroom end terrace house in Waterlooville. We believe this property to be an ideal first purchase and internal viewings are very strongly advised. The property boasts 3 good sized first floor bedrooms, family bathroom, through lounge/diner, kitchen, WC, gas central heating and full double glazing. Externally there is a larger than usual rear garden and a lawned front garden. The property is conveniently situated close to several local schools, shops, bus routes and green spaces. To arrange your viewing contact us as sole agents today.

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ENTRANCE HALL Door to front aspect, radiator, storage cupboard, stairs to first floor, doors to;

LOUNGE/DINER 21' 10" x 10' 04 max" (6.65m x 3.15m) Windows to front and rear aspect, 2 radiators, door to.

KITCHEN 13 max' x 9' 02" (3.96m x 2.79m) Window and door to rear garden, radiator, pantry, range of fitted cupboards, units and work surfaces with inset 1 1/2 bowl sink unit and mixer tap, integrated oven and hob, plumbing for washing machine, space for fridge.

WC Window to front aspect, radiator, WC, hand wash basin.

FIRST FLOOR Landing - Airing cupboard housing boiler, access to loft, doors to:

BEDROOM 1 13' 11" x 10' 06 max" (4.24m x 3.2m) Window to rear aspect, radiator, storage cupboard.

BEDROOM 2 12' 05" x 8' 10" (3.78m x 2.69m) Window to rear aspect, radiator.

BEDROOM 3 10' 08" x 7' 05" (3.25m x 2.26m) Window to front aspect, radiator.

BATHROOM Window to front aspect, radiator, panelled bath, WC, hand wash basin.

OUTSIDE Front - Lawned front garden.

REAR GARDEN Good sized rear garden which is mostly laid to lawn, paved area, tap, shed, gated side access, light and shed.

GROUND FLOOR

1ST FLOOR



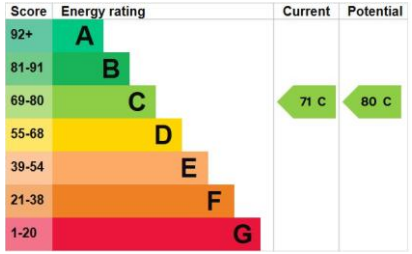
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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
Havant Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band C

VIEWINGS
By prior appointment only



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.

Jeffries & Dibbens estate and letting agents

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