



7 The Retreat, Stein Road, Southbourne, Emsworth PO10 8EW

Offers Over: £375,000

Gascoigne-Pees





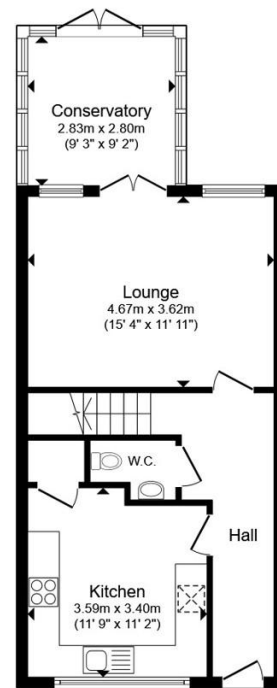


Situated in a wonderfully discrete location off a private road is this three bedroom mid terrace home. Built in 2010, this beautifully presented property has an entrance hallway that leads to the spacious kitchen overlooking the communal parking area. There is a downstairs cloakroom and then onto the lounge which in turn has access to the conservatory. On the first floor there are two bedrooms which are serviced by a Jack and Jill bathroom affording lockable options. The top floor has the third bedroom with ensuite bathroom. There is an allocated parking space with further visitor spaces for vehicles. At the rear is a pleasantly sized west-facing garden.

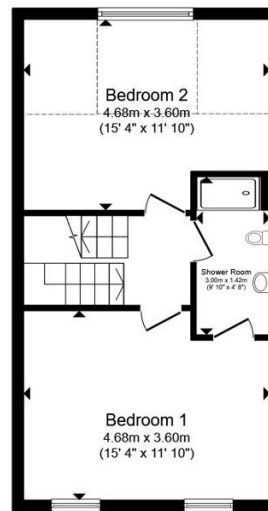
Please Note:

Please be aware that we require ID and proof of address from all buyers prior to formally processing any accepted offers. AN AML fee of £80 (including VAT) is also payable at this stage and covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

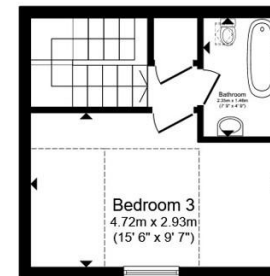




Ground Floor



First Floor



Second Floor

Total floor area 115.7 m² (1,245 sq.ft.) approx

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections. Powered by www.propertybox.io

Gascoigne-Pees



Council Tax Band: **D**

Tenure: **Freehold**

Viewing by appointment

T: 01243 375111

E: emsworth@gpees.co.uk

1 South Street, Emsworth, Hants, PO10 7EG

rightmove

ZOOPLA

PrimeLocation.com



Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

Gascoigne-Pees is a trading name of Countrywide Estate Agents, Registered in England Number 00789476. Registered Office Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT number 500 2481 05

Code: EMH_EMH260283_R6PL_8

Gascoigne-Pees