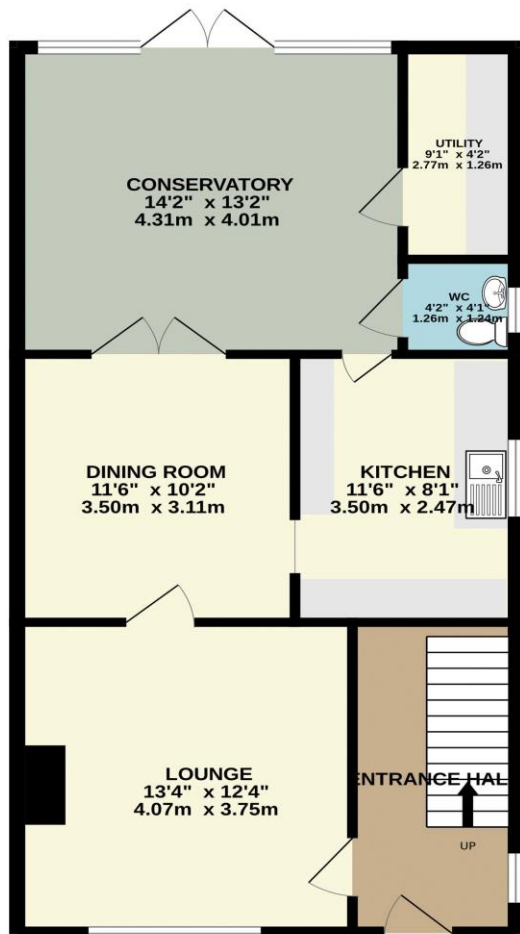
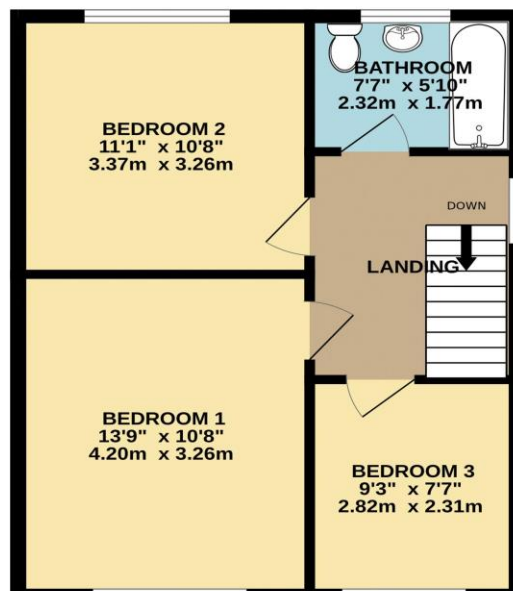




GROUND FLOOR  
690 sq.ft. (64.1 sq.m.) approx.



1ST FLOOR  
454 sq.ft. (42.2 sq.m.) approx.



TOTAL FLOOR AREA : 1144 sq.ft. (106.3 sq.m.) approx.  
 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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**60 St Johns Road**  
Bedhampton, Havant PO9 3TS

**Price: £280,000**

### DESCRIPTION

If you are looking to put your own stamp on a property then perhaps this spacious three bedroom property in Bedhampton, Havant is the one for you! The property does require some general updating throughout but offers downstairs a fitted kitchen, two reception rooms a spacious conservatory and a handy downstairs cloakroom & utility. Upstairs you will find three well proportioned bedrooms for a growing family and a bathroom. Outside your generous sized rear garden is a haven of peace and tranquility to relax in on those summer evenings. The property also benefits from double glazing, gas central heating, potential to extend (subject to the necessary planning permission) off road parking to the front and is offered with no forward chain. High levels of interest are expected on the property so don't delay and book your viewing today by contacting Wainwright Estates on 02392 264500.

### ACCOMMODATION

#### ENTRANCE HALL

LOUNGE: 13' 6" x 12' 4" (4.11m x 3.76m)

DINING ROOM: 11' 5" x 10' 2" (3.48m x 3.10m)

KITCHEN: 12' 0" x 8' 2" (3.65m x 2.49m)

CONSERVATORY: 13' 2" x 13' 2" (4.01m x 4.01m)

WC

UTILITY 8' 6" x 4' 2" (2.59m x 1.27m)

#### FIRST FLOOR LANDING



BEDROOM 1: 13' 7" x 10' 7" (4.14m x 3.22m)

BEDROOM 2: 11' 5" x 10' 7" (3.48m x 3.22m)

BEDROOM 3: 9' 3" x 7' 7" (2.82m x 2.31m)

BATHROOM: 7' 7" x 5' 9" (2.31m x 1.75m)

### OUTSIDE

REAR GARDEN

DRIVEWAY

