

**£325,000**  
**94 Park Lane**  
Bedhampton, PO9 3HN



## PROPERTY SUMMARY

Offered with No Forward Chain, this three bedroom family home is located in a popular residential location close to local schools & amenities. The spacious accommodation comprises porch, lounge/diner, fitted kitchen, downstairs WC, landing, three well proportioned bedrooms and a family bathroom suite. Ample off road parking is available via the front driveway and large side plot (Contact agents for further information on rights of access), there is also a rear garden mainly laid to lawn. An internal viewing is essential to appreciate the space on offer with this wonderful opportunity, contact us to arrange your appointment.







**PORCH**

**LOUNGE/DINER 22' 3" x 11' 5" (6.78m x 3.48m)**

**REAR LOBBY**

**WC**

**KITCHEN 12' 8" x 8' 1" (3.86m x 2.46m)**

**LANDING**

**BEDROOM ONE 11' 8" x 10' (3.56m x 3.05m)**

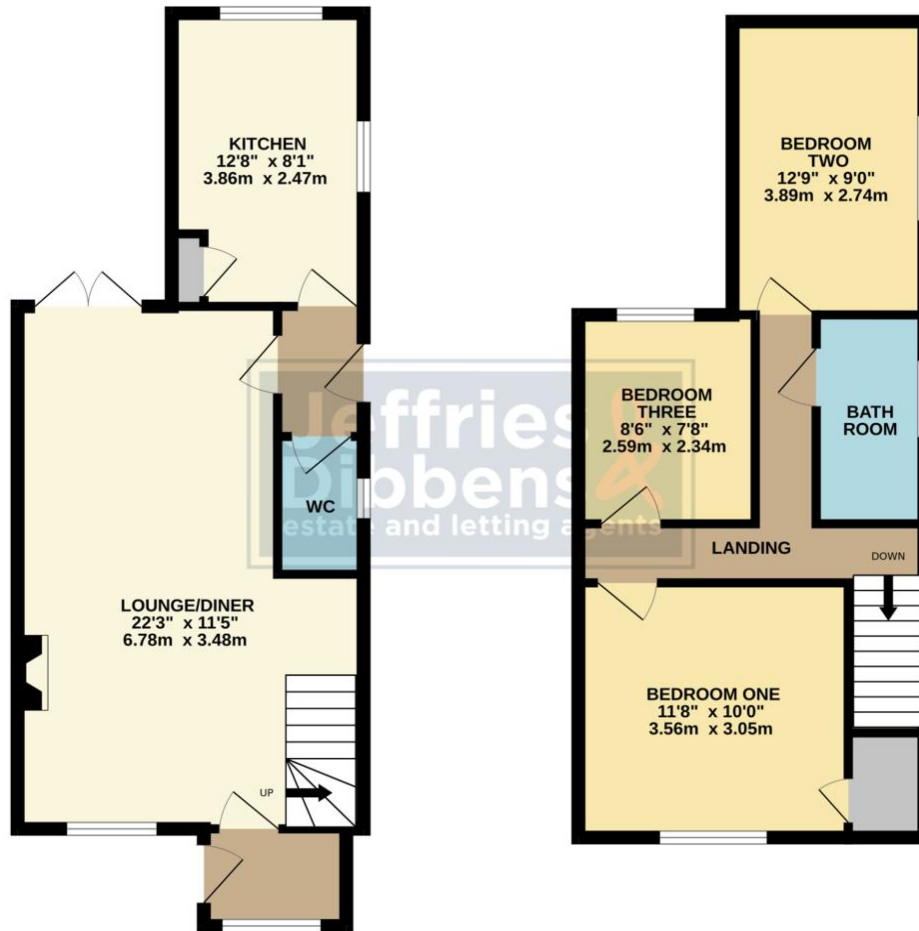
**BEDROOM TWO 12' 9" x 9' (3.89m x 2.74m)**

**BEDROOM THREE 8' 6" x 7' 8" (2.59m x 2.34m)**



GROUND FLOOR  
477 sq.ft. (44.3 sq.m.) approx.

1ST FLOOR  
447 sq.ft. (41.5 sq.m.) approx.



TOTAL FLOOR AREA : 924 sq.ft. (85.8 sq.m.) approx.

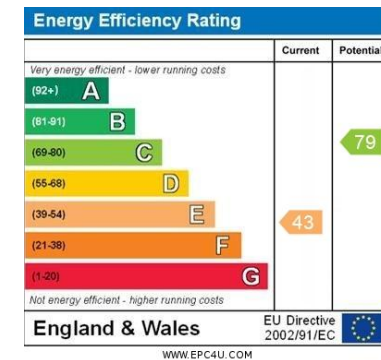
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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

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