



£699,950
22 Anker Lane
Stubbington, PO14 3HF

PROPERTY SUMMARY

Immaculately presented and benefitting from a large, private garden, this four bedroom family home is situated on a highly requested road in Stubbington. Internally, the property boasts 2/3 reception rooms, a separate utility room, four double bedrooms and an en-suite to the master. The property has a newly fitted log burner which adds a homely feel to this modern accommodation. There are double doors from the extensive living space onto the rear garden, landscaped tastefully with verdant lawn, mature shrubbery and a workshop with great potential to be converted into a home office or similar. Further benefits include a garden room, gas central heating throughout and being within walking distance to local amenities. This property also falls within the catchment area for popular Crofton Anne Dale Infant & Junior School and Crofton Senior School. Call us now in our Stubbington Branch to book your viewing and avoid missing out.





ENTRANCE HALLWAY

LOUNGE/DINER 25' 5" x 20' 0" (7.75m x 6.1m)

KITCHEN 12' 5" x 11' 11" (3.78m x 3.63m)

W/C 5' 3" x 4' 2" (1.6m x 1.27m)

UTILITY ROOM 9' 11" x 8' 2" (3.02m x 2.49m)

RECEPTION ROOM 19' 8" x 9' 10" (5.99m x 3m)

UPSTAIRS LANDING

BEDROOM 1 13' 10" x 11' 11" (4.22m x 3.63m)

ENSUITE 8' 2" x 4' 10" (2.49m x 1.47m)

BEDROOM 2 13' 3" x 10' 8" (4.04m x 3.25m)

BEDROOM 3 16' 7" x 10' 0" (5.05m x 3.05m)

BATHROOM 8' 5" x 7' 8" (2.57m x 2.34m)

BEDROOM 4 14' 1" x 9' 10" (4.29m x 3m)

OUTSIDE

DRIVEWAY PARKING

GARDEN ROOM/WORKSHOP 19' 9" x 11' 9" (6.02m x 3.58m)

REAR GARDEN

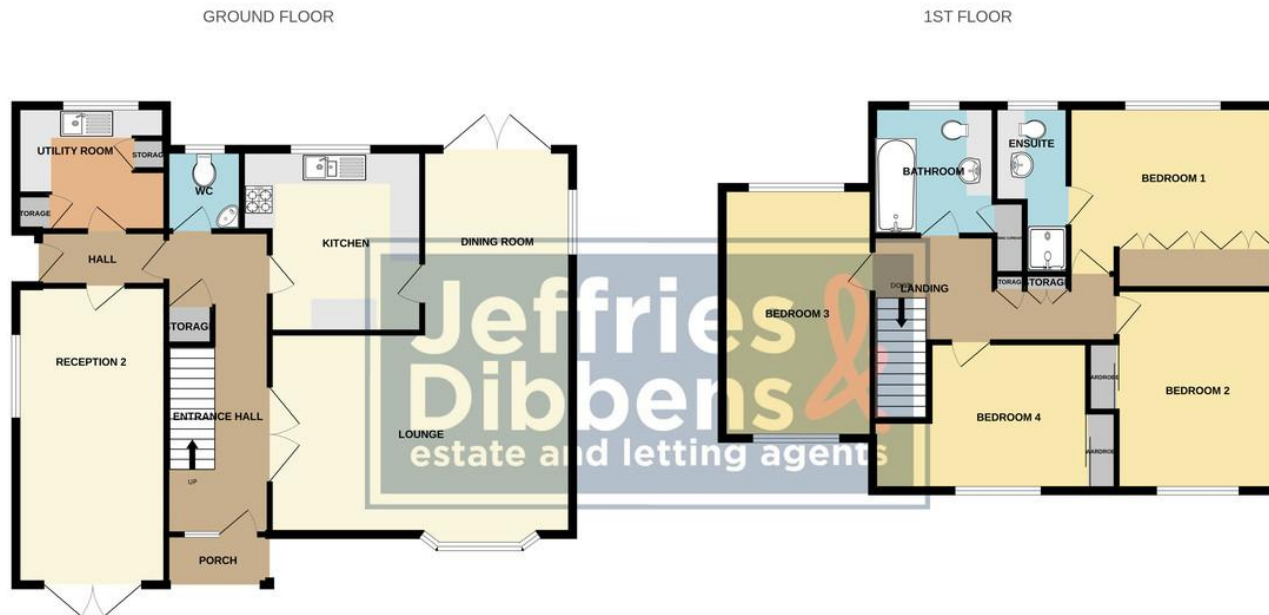
LOCAL AUTHORITY
Fareham Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band F

VIEWINGS
By prior appointment only

EPC TO FOLLOW



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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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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