



**Price guide £400,000 - £420,000**  
**75 Cottes Way**  
Hill Head, PO14 3NP

## PROPERTY SUMMARY

We are delighted to bring to the market this three/four bedroom chalet bungalow on, ever popular, Cottes Way in Hill Head. The property has a great sized rear garden, offering potential to extend subject to planning permission and the large driveway frontage offers parking for multiple vehicles. Internally this bungalow is an ideal opportunity for someone to put their own stamp on their next home and comprises of an entrance hallway, three well-proportioned bedrooms, shower room, kitchen, lounge and an office/bedroom four. Within walking distance to Hill Head beach as well as local amenities, this property should be viewed to appreciate all that is on offer. Call us now in our Stubbington Branch to book in.





## **ENTRANCE HALL**

**BEDROOM ONE** 8' 08" x 7' 10" (2.64m x 2.39m)

**SHOWER ROOM** 6' 04" x 5' 04" (1.93m x 1.63m)

**KITCHEN** 11' 02" x 5' 11" (3.4m x 1.8m)

**LOUNGE/DINER** 17' 05" x 11' 10" (5.31m x 3.61m)

**OFFICE/BEDROOM 4** 10' 06" x 6' 05" (3.2m x 1.96m)

## **LANDING**

**BEDROOM TWO** 15' 04" x 6' 06" (4.67m x 1.98m)

**BEDROOM THREE** 13' 02" x 7' 01" (4.01m x 2.16m)

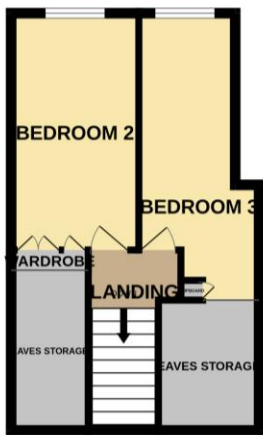
## **OUTSIDE**

**GARAGE** 27' 04" x 9' 02" (8.33m x 2.79m)

## **DRIVEWAY**

## **REAR GARDEN**





**LOCAL AUTHORITY**  
Fareham Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band C

**VIEWINGS**  
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

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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