



**£349,995**  
**98 Green Road**  
Stubbington, PO14 2EX

## PROPERTY SUMMARY

Offered with no forward chain this charming three bedroom bungalow is situated within walking distance to Stubbington Village and offers huge potential for improvement and extension subject to planning permissions. Internally, this property comprises a porch, entrance hallway, three well-proportioned bedrooms, a very recently fitted shower room with a double shower, fitted kitchen/breakfast room and an extended lounge with double doors opening onto the mature and well maintained garden. Further benefits include a large, own driveway leading to a detached single garage and being well presented throughout. This property is an ideal opportunity for the next owners to put their stamp on their new home - call us now in our Stubbington Branch and avoid





**PORCH** 4' 1" x 3' (1.24m x 0.91m)

**ENTRANCE HALL**

**BEDROOM ONE** 10' 1" x 9' 7" (3.07m x 2.92m)

**BEDROOM TWO** 8' 8" x 8' 4" (2.64m x 2.54m)

**BEDROOM THREE** 8' 5" x 8' 5" (2.57m x 2.57m)

**SHOWER ROOM** 5' 8" x 5' 5" (1.73m x 1.65m)

**LOUNGE** 12' 6" x 11' 8" (3.81m x 3.56m)

**DINING ROOM** 11' 1" x 7' (3.38m x 2.13m)

**KITCHEN/BREAKFAST ROOM** 13' 8" x 10' 1" (4.17m x 3.07m)

**OUTSIDE**

**OWN DRIVEWAY**

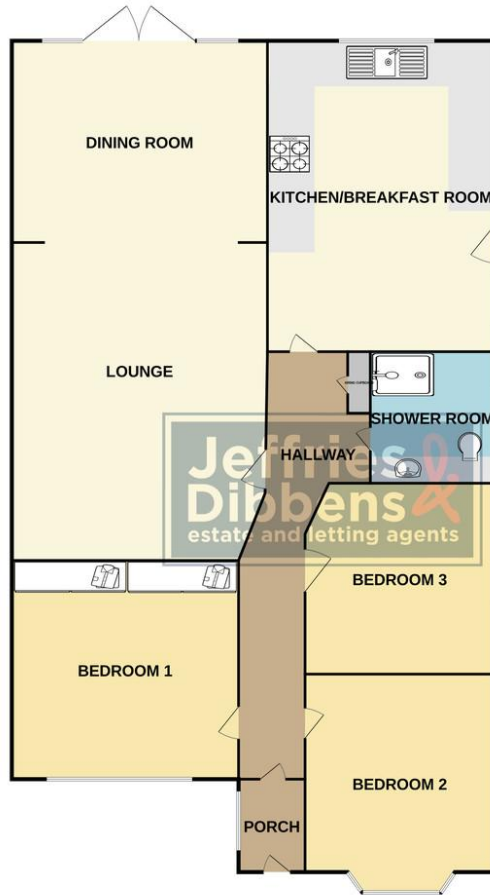
**FRONT GARDEN**

**GARAGE** 15' 9" x 8' 0" (4.8m x 2.44m)

**REAR GARDEN**



GROUND FLOOR



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**  
Fareham Borough Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band D

**VIEWINGS**  
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D		
39-54	E	48 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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