



12 Swordfish Close
Lee-on-the-Solent, PO13 9FJ

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PROPERTY SUMMARY

This executive four bedroom family home within a private gated residence is a stone's throw from the stunning coastline and boasts views across the Solent to the Isle of Wight. The seas ide home comprises a wide and welcoming entrance hallway into the modern family room/kitchen with quartz work surfaces overlooking the wrap around garden, a handy utility and downstairs W/C, separate living room to the front of the property as well as a further study/extra reception room. Upstairs, there are four double bedrooms, two with ensuites and a lovely family bathroom. A gorgeous feature of this property is the bright alcove to the front elevation of bedroom four which has views of the Solent and a Juliet balcony - an ideal work or craft space! Further benefits to this family home include owned solar panels with battery storage, driveway parking and a single garage. The opportunity to secure properties of this quality and size does not arise often so call us now in our Stubbington Branch to book in your viewing today and avoid missing out!





























ENTRANCE HALL

W/C 8' 9" x 3' 9" (2.67m x 1.14m)

LIVING ROOM 19' x 12' (5.79m x 3.66m)

STUDY 10' 0" x 8' 9" (3.05m x 2.67m)

UTILITY ROOM 12' x 7' 8" (3.66m x 2.34m)

KITCHEN AND FAMILY ROOM 22' 3" x 14' 6" (6.78m x 4.42m)

FIRST FLOOR LANDING

BEDROOM 1 18' 0" x 12' 2" (5.49m x 3.71m)

ENSUITE SHOWER ROOM $6' \times 6' 5''$ (1.83m x 1.96m)

GUEST BEDROOM 19' 1" x 11' 9" (5.82m x

3.58m)

ENSUITE SHOWER ROOM 7' 6" \times 4' 3"

(2.29m x 1.3m)

BEDROOM 3 14' 8" x 10' 3" (4.47m x

3.12m)

BEDROOM 4 15' 2" x 8' 9" (4.62m x 2.67m)

FAMILY BATHROOM 6' 6" x 5' 10" (1.98m

x 1.78m)

OUTSIDE

DRIVEWAY

GARAGE

REAR GARDEN





















LOCAL AUTHORITY

Fareham Borough Council

TENURE

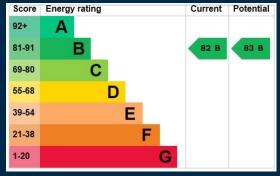
Freehold

COUNCIL TAX BAND

Band G

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 meas u rements







