



NESBITT & SONS
ESTATE AGENTS



9 Edward Grove, Fareham, PO16 8HY
Offers in excess of £315,000

***NO FORWARD CHAIN ***

This charming semi-detached chalet bungalow is located on the ever popular Portchester hill slopes and benefits from views towards Portsmouth Harbour.

The versatile internal accommodation comprises; entrance hall, two bedrooms, modern fitted kitchen, modern bathroom suite, living room and two loft rooms which would be easily converted in to bedrooms.

Outside there is a good size enclosed garden with a large garage/workshop at the rear.

Viewing is strongly recommended to fully appreciate the accommodation and potential on offer here.

Entrance Hallway

Bedroom One 13'5 x 12'2 (4.09m x 3.71m)



Bathroom 6'6 x 6'6 (1.98m x 1.98m)



Study 12'1 x 5'2 (3.68m x 1.57m)

Bedroom Two 10'11 x 10'5 (3.33m x 3.18m)



Kitchen 10'4 x 8'11 (3.15m x 2.72m)



Living Room 15'5 x 12'1 (4.70m x 3.68m)



Loft Room One 14'9 into bay x 12'0 (4.50m into bay x 3.66m)



Loft Room Two 11'11 x 10'8 (3.63m x 3.25m)

Outside

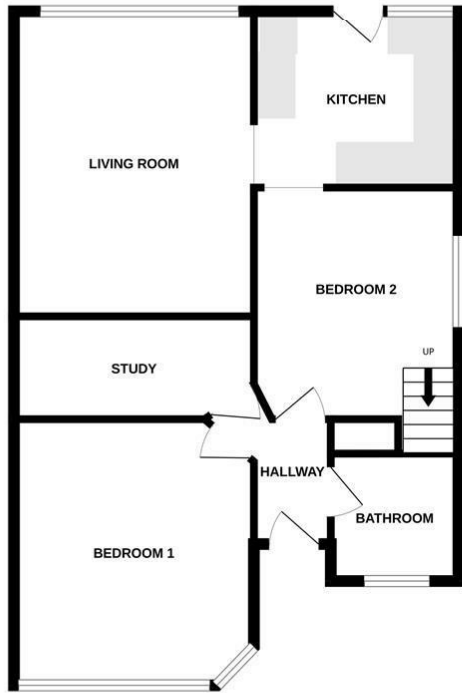
Garden



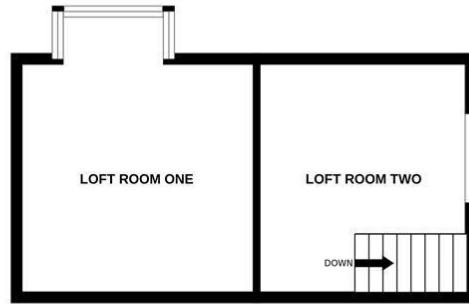
Garage/Workshop 29'6 x 14'7 max (8.99m x 4.45m max)

Floor Plan

GROUND FLOOR



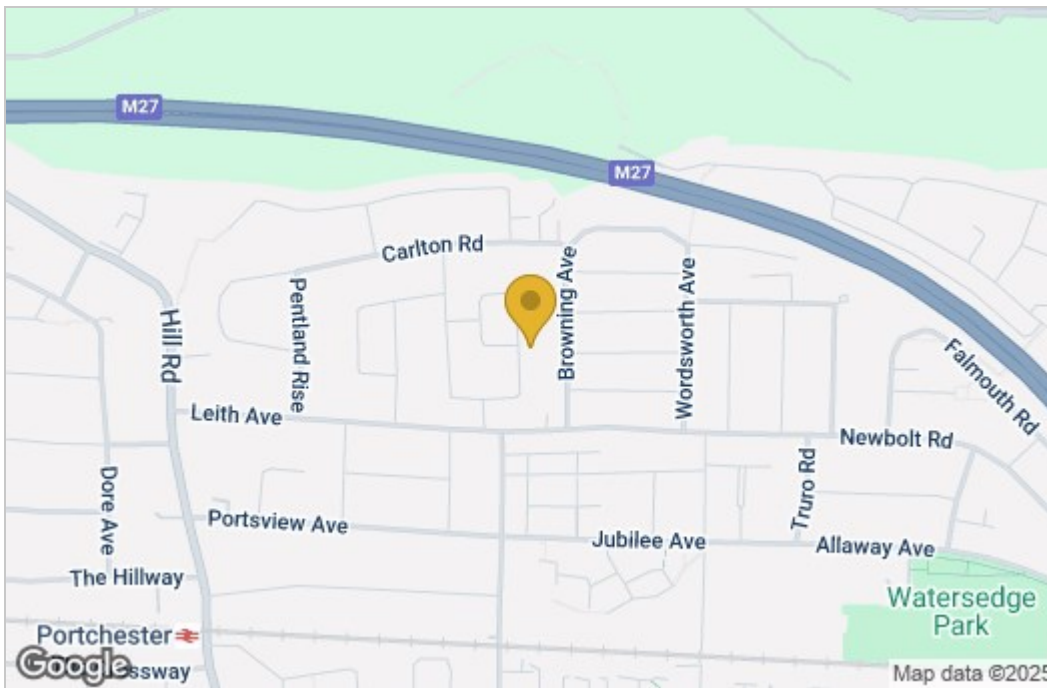
1ST FLOOR



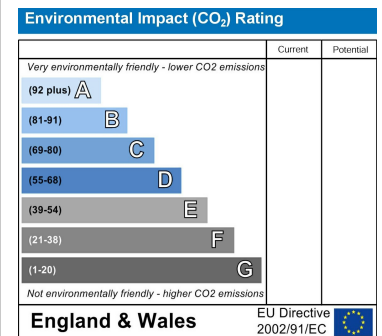
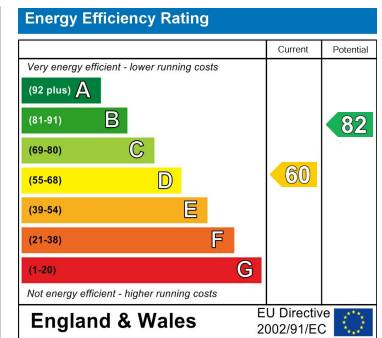
SEMI DETACHED CHALET BUNGALOW

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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Area Map



Energy Efficiency Graph



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