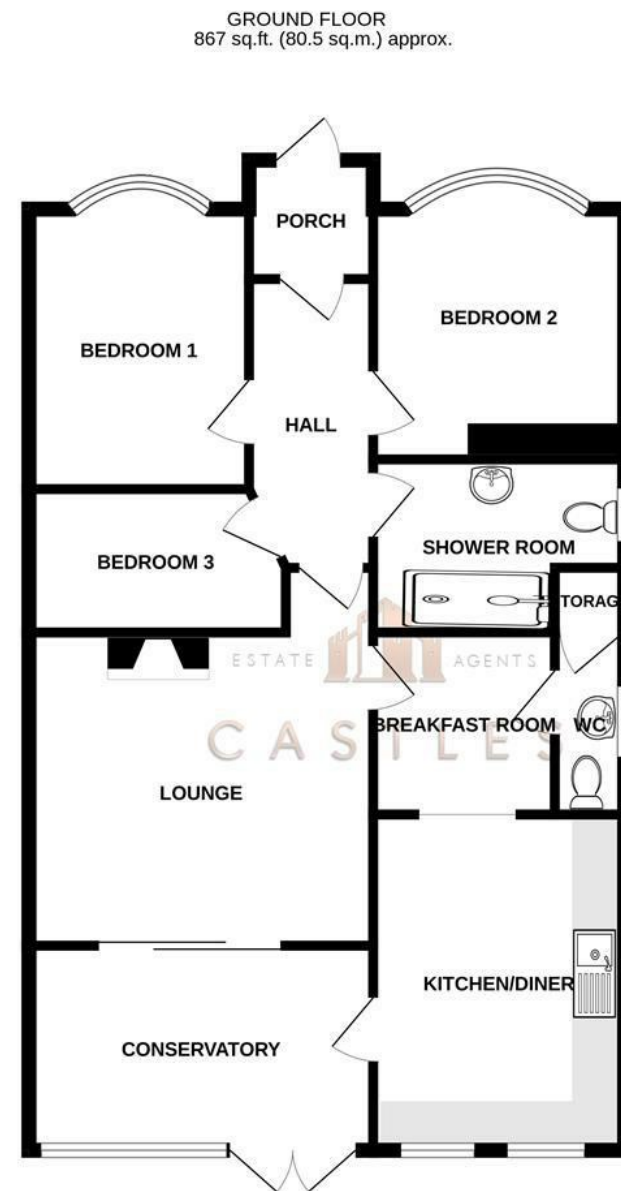


Floor Plan



TOTAL FLOOR AREA : 867 sq.ft. (80.5 sq.m.) approx.  
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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## 35 White Hart Lane Fareham, PO16 9BL

We are pleased to welcome to the market this well presented three bedroom detached bungalow with off road parking in the popular Portchester location of White Hart Lane.

The property is a generous size and consists of a lounge room with sliding doors that open into the rear conservatory which overlooks the gardens behind. The kitchen is a fair size and has access into the conservatory and a breakfast room also. There is a w/c accessible via the breakfast room. To the front of the home are two double bedrooms with a single bedroom and modern shower room situated in the centre of the property.

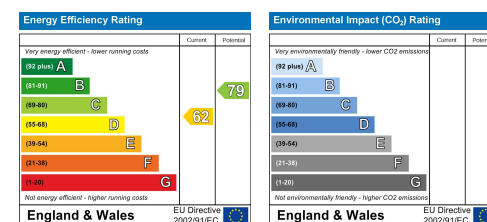
Externally there is off road parking to the front and side of the property. The rear garden is a fair size and features paved areas, raised flower beds and a large shed and greenhouse located at the bottom.

The property is close to local shops and the Portchester Precinct is a short walk away.

This home is also a short walk from both Castle Primary School and Portchester Community School.

For any further information or to arrange a viewing on this property please call Castles today.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



DIRECTORS

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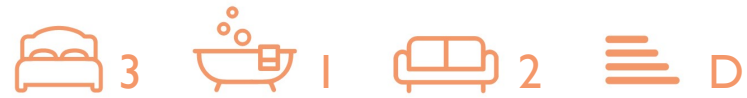
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COMPANY NUMBER: 12821075 • VAT NUMBER: 356389459

Offers over £400,000

# 35 White Hart Lane

Fareham, PO16 9BL



- DETACHED BUNGALOW
- SPACIOUS KITCHEN
- NO FORWARD CHAIN
- POTENTIAL FOR LOFT CONVERSION
- CLOSE TO LOCAL SHOPS
- THREE BEDROOMS
- CONSERVATORY
- OFF ROAD PARKING
- CLOSE TO PORTCHESTER SCHOOLS
- MODERN SHOWER ROOM

## LOUNGE

14'9" x 11'9" (4.5 x 3.6)

## KITCHEN/DINER

13'1" x 9'10" (4.0 x 3.0)

## BEDROOM 1

11'9" x 10'2" (3.6 x 3.1)

## BEDROOM 2

10'2" x 10'2" (3.1 x 3.1)

## SHOWER ROOM

## BEDROOM 3

11'5" x 5'6" (3.5 x 1.7)

## CONSERVATORY

## Financial Services

If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

## Solicitors

If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local,

well recommended companies that would be happy to help and provide you with a quote.

## Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money laundering checks. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed.

