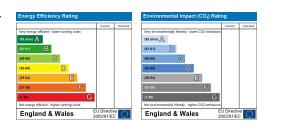


This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1138883) Produced for Castles Estate Agents

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 firms employment has the authority to make or give any representation or warranty in respect of the property.



### DIRECTORS

## CHARLES TUSON • GARY AGAR • SEAN WREN



I CASTLE STREET PORTCHESTER PO16 9QD





CHARLES@CASTLESESTATES.CO.UK GARY@CASTLESESTATES.CO.UK SEAN@CASTLESESTATES.CO.UK

COMPANY NUMBER: 12821075 • VAT NUMBER: 356389459



7 Cornaway Lane Fareham, PO16 9DA

We are pleased to welcome to the market this exceptional four bedroom semi detached bungalow with garage and off road parking.

The property has undergone a full transformation and now features a huge rear extension housing an open plan kitchen dining and lounge area. There are bi-folds across the rear and a skylight. To the front of the home there are two bedrooms and a family bathroom.

Thanks to a large loft conversion there are now two further bedrooms up top. The primary bedroom suite also features an en-suite shower room.

Externally the rear garden is South West facing and features a decked area and lawned area. There is access to the garage and down the side of the property. To the front there is a driveway for three cars comfortably parked off the road.

The property is close to local shops.

For more information or to arrange a viewing on this exceptional Portchester home then please call Castles today.

## Offers over £475,000

MRED- 12921075 - VAT NUMBED- 254280





# 7 Cornaway Lane Fareham, PO16 9DA

# 

- FOUR BEDROOMS
- LARGE REAR EXTENSION
- LOFT CONVERSION
- OFF ROAD PARKING
- SOUTH WEST FACING GARDEN

#### SITTING - KITCHEN - DINING 25'11" x 23'7" (7.9 x 7.2)

BEDROOM THREE 12'1" x 10'2" (3.7 x 3.1)

BEDROOM FOUR 10'5" x 8'10" (3.2 x 2.7)

BATHROOM

BEDROOM ONE + EN-SUITE 21'11" x 11'9" (6.7 x 3.6)

### **BEDROOM TWO**

14'5" x 11'5" (4.4 x 3.5)

GARAGE 18'8" x 8'10" (5.7 x 2.7)

#### Solicitors

If you are looking for a solicitor to handle

## FULLY TRANSFORMED BUNGALOW

check being completed and there will be

a small admin fee of £25+VAT charged to

the successful purchasers to complete

these legally required checks.

- SKYLIGHT & BI-FOLDS
- TWO BATHROOMS
- GARAGE
- OPEN PLAN LIVING

the conveyancing process then do let us<br/>know as we can point you in the<br/>direction of some local, welllaundering checks at our cost via a portal<br/>called Credas. Please note the Credasdirection of some local, well<br/>recommended companies that would be<br/>happy to help and provide you with a<br/>quote.AML check includes taking a copy of<br/>identification for each purchaser, a proof<br/>of address and proof of name document<br/>is required. Please note we cannot agree a<br/>transaction without the Credas AML

#### **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.

#### Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money

