

Floor Plan



17 Cormorant Close
Fareham, PO16 8AS

We are pleased to welcome to the market this three bedroom semi detached house with off road parking in the popular location of Cormorant Close, Portchester.

This property consists of a large lounge room with lots of natural light through the sliding doors onto the garden, a modern fitted kitchen which is now open plan to a dining room which has been converted from an original integral garage.

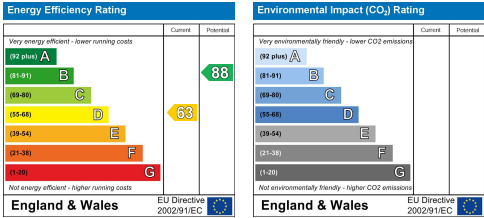
Upstairs there are three bedrooms, two of which are doubles and a family bathroom completes the first floor accommodation.

Externally the garden is south facing, has side access with off road parking to the front of the property.

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

Offers over £290,000

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.

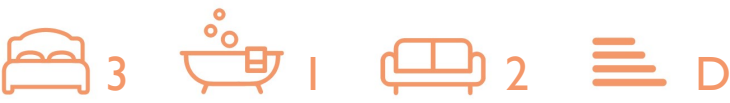


DIRECTORS

CHARLES TUSON • GARY AGAR • SEAN WREN

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- SEMI DETACHED
- OFF ROAD PARKING
- WELL PRESENTED THROUGHOUT
- INTEGRAL GARAGE CONVERTED
- THREE BEDROOMS
- CUL-DE-SAC LOCATION
- SOUTH FACING GARDEN
- PEACEFUL LOCATION

LOUNGE
15'8" x 11'5" (4.8 x 3.5)

KITCHEN
9'10" x 6'10" (3.0 x 2.1)

DINING ROOM
12'1" x 7'10" (3.7 x 2.4)

BEDROOM ONE
12'5" x 9'10" (3.8 x 3.0)

BEDROOM TWO
11'9" x 8'2" (3.6 x 2.5)

BEDROOM THREE
8'10" x 7'2" (2.7 x 2.2)

BATHROOM
9'6" x 5'2" (2.9 x 1.6)

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 at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML 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.

