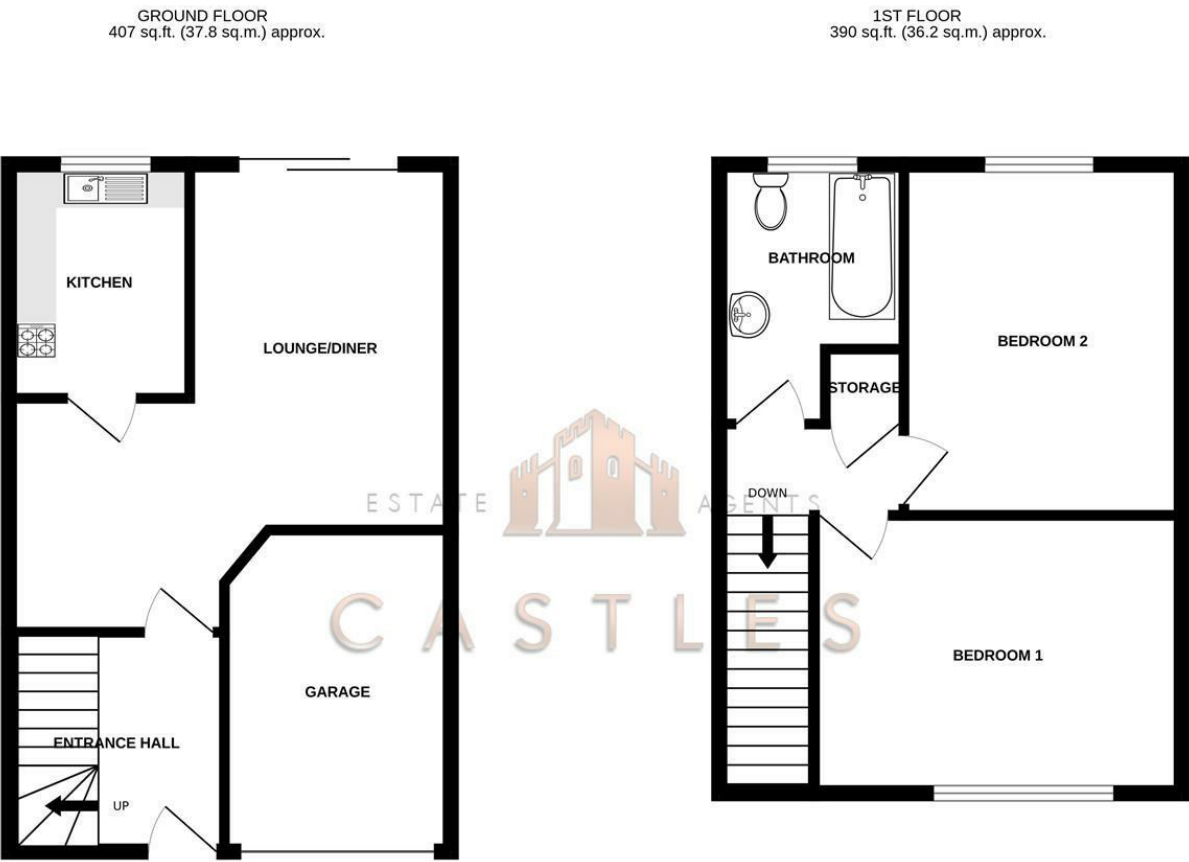




Floor Plan

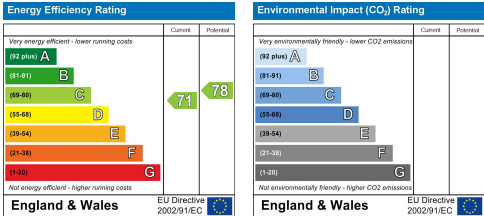


TOTAL FLOOR AREA : 797 sq.ft. (74.0 sq.m.) approx.

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.

Made with Metropix 5/2025

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.



2 Cormorant Close
Fareham, PO16 8AS

We are pleased to welcome to the market this two bedroom mid terrace property with off road parking and garage in the quiet cul-de-sac location of Cormorant Close, Portchester.

This property is being sold with No Forward Chain.

The property is well presented throughout and the ground floor consists of an entrance hallway, kitchen, open plan lounge diner with sliding doors out onto the garden space.

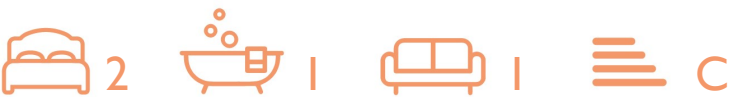
Moving upstairs there are two double bedrooms and a family bathroom.

Externally the garden is a fair size and is of a South East aspect. The front of the property features driveway and integral garage.

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

Offers over £270,000

2 Cormorant Close
Fareham, PO16 8AS



- TWO DOUBLE BEDROOMS
- GARAGE
- QUIET CUL-DE-SAC LOCATION
- NO FORWARD CHAIN
- OFF ROAD PARKING
- SOUTH EAST FACING GARDEN
- IDEAL FIRST TIME BUYER HOME
- CLOSE TO LOCAL SHOPS

LOUNGE/DINER
9'6" x 13'1" x 17'4" x 8'6" (2.9 x 4.0 x 5.3 x 2.6)

KITCHEN
6'6" x 8'6" (2.0 x 2.6)

BEDROOM 1
13'5" x 10'2" (4.1 x 3.1)

BEDROOM 2
10'2" x 12'9" (3.1 x 3.9)

BATHROOM
6'6" x 9'2" (2.0 x 2.8)

GARAGE

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.

