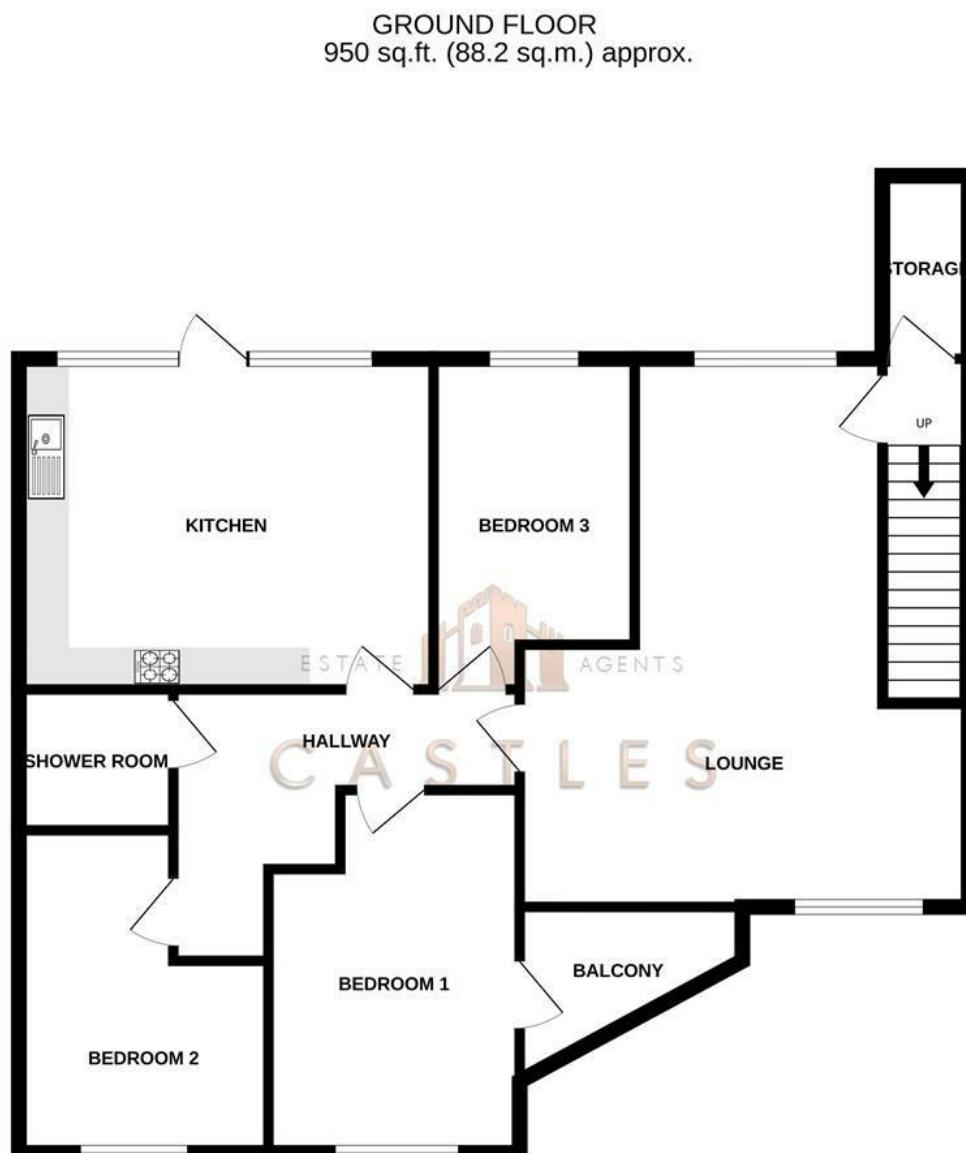
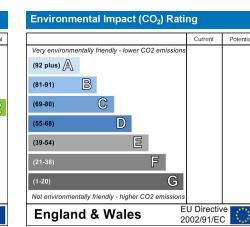
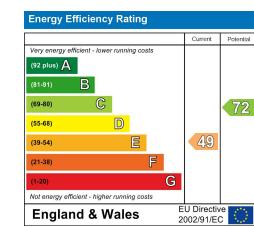


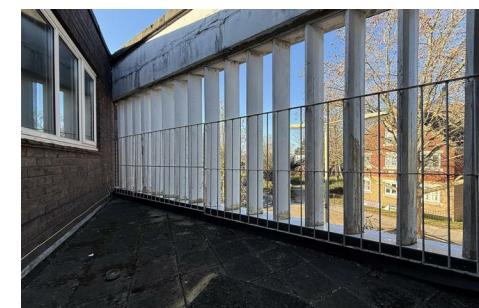
## Floor Plan



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.



**CASTLES**  
ESTATE AGENTS



## 42A West Street

Fareham, PO16 9UN

We are pleased to welcome to the market this three bedroom top floor apartment with roof terrace and balcony located in Portchester Village.

The property has recently been redecorated and features a generous lounge room, modern kitchen - breakfast room, modern shower room and three bedrooms. Accessible from the kitchen is a large roof terrace which is south facing so a wonderful bit of outdoor space. There is also a separate balcony to the front of the property.

The property is well presented throughout and is available now.

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

**£1,300 Per month**

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Company Number: 12821075

VAT Number: 356389459

# 42A West Street

Fareham, PO16 9UN



- ROOF TERRACE
- MODERN KITCHEN
- MODERN BATHROOM
- RECENTLY DECORATED

## LOUNGE

8'6" x 20'4" x 16'8" (2.6 x 6.2 x 5.1)

## KITCHEN

15'5" x 9'10" (4.7 x 3.0)

## BEDROOM 1

9'2" x 14'1" (2.8 x 4.3)

## BEDROOM 2

9'6" x 13'9" (2.9 x 4.2)

## BEDROOM 3

6'6" x 10'2" (2.0 x 3.1)

## BATHROOM

### Lettings Information

Holding Deposit (a maximum of 1

weeks rent): £300 based on Advertised Rental to reserve property.

Minimum Rental Term of Six Months

Payable Deposit (a maximum of 5 weeks rent): £1500

Council Tax Band: B

EPC Rating: E

Right To Rent - Each applicant will be subject to the right to rent checks.

This is a government requirement

since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right To Rent checks. This will be carried out at referencing stage.

Please speak to a member of staff for acceptable identification.

We are proud to be members of The Property Ombudsman and UK Association of Letting Agents. A outline of our fees can be found on our website and displayed in our office.

