



**£87,500**  
**Bath Lane**  
Fareham, PO16 0DA

## PROPERTY SUMMARY

NO FORWARD CHAIN. We are pleased to present to the market this one bedroom purpose built first floor retirement apartment, situated in this town centre location and within walking distance of Fareham's main amenities. The accommodation comprises; an entrance hall, double bedroom, shower room, living/dining room and kitchen. Other benefits include a house manager, secure intercom system, stairs and lift, emergency pull cord system and a communal laundry room. There is also non-allocated parking and communal gardens.





### **COMMUNAL ENTRANCE**

**BEDROOM** 10' 10" x 9' 9" (3.3m x 2.97m)

### **SHOWER ROOM**

**LIVING/DINING ROOM** 14' 2" x 11' 0" (4.32m x 3.35m)

**KITCHEN** 7' 3" x 5' 11" (2.21m x 1.8m)

**LEASE INFORMATION** Lease length: 62 years

Ground rent: £12 per annum.

Maintenance/service charge: £299.03 per month for 2024-2025.



FIRST FLOOR



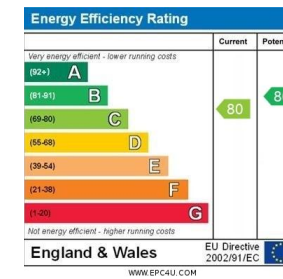
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used in such 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 Metreplan ©2024

**LOCAL AUTHORITY**  
Fareham Borough Council

**TENURE**  
Leasehold

**COUNCIL TAX BAND**  
Band A

**VIEWINGS**  
By prior appointment only



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



**OFFICE ADDRESS**  
78 West Street, Portchester,  
Fareham, PO16 9UN

**CONTACT**  
023 9243 5000  
portchester@jeffries.co.uk  
www.jdea.co.uk