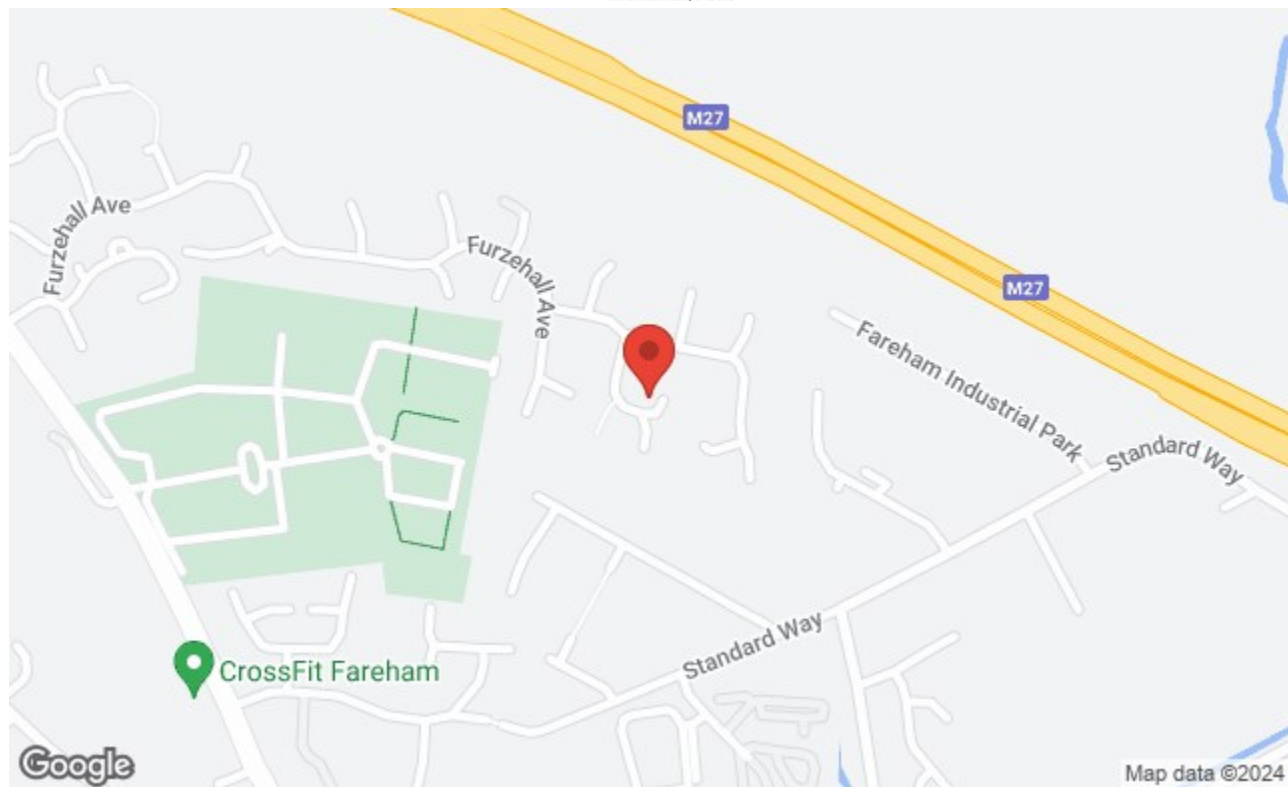


TOTAL FLOOR AREA : 2246 sq.ft. (208.7 sq.m.) approx.  
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan 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.  
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79 High Street, Fareham, Hampshire, PO16 7AX  
 t: 01329756500



**FOR SALE**

Guide Price £750,000

Foxgloves, Fareham PO16 8UW

**bernards**  
 THE ESTATE AGENTS



5 bedrooms, 3 bathrooms, 2 living areas

**HIGHLIGHTS**

- ❖ LARGE DETACHED FAMILY HOME
- ❖ SELF CONTAINED ANNEX
- ❖ FIVE BEDROOMS (INCLUDING ANNEX)
- ❖ FAMILY BATHROOM AND ENSUITE, SHOWER ROOM IN ANNEX
- ❖ MODERN FITTED KITCHEN
- ❖ OPEN PLAN LIVING
- ❖ PRIVATE WRAP AROUND GARDEN
- ❖ DRIVEWAY FOR MULTIPLE VEHICLES
- ❖ DOUBLE GARAGE AND WORKSHOP BEHIND
- ❖ REQUESTED LOCATION

Nestled in the charming area of Foxgloves, Fareham, this impressive detached house is a true gem waiting to be discovered. Boasting a spacious open plan living space, four inviting bedrooms, and two modern bathrooms, this property offers ample space for a growing family.

Spanning an expansive 2,246 sq ft, this residence provides a comfortable and versatile living environment. With parking available for up to multiple vehicles, convenience is at the forefront of this home.

One of the standout features of this property is the impressive

self-contained annex, perfect for accommodating guests or as a private retreat. The double garage and workshop further add to the appeal, providing additional storage space or potential for a hobbyist's haven.

Situated in a highly regarded development, this home offers not just a place to live, but a lifestyle. Whether you're looking for a peaceful sanctuary or a welcoming space to entertain friends and family, this property ticks all the boxes. Don't miss the opportunity to make this large family home your own.

Call today to arrange a viewing  
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# PROPERTY INFORMATION

- KITCHEN**  
14'2" \* 12'0" (4.34 \* 3.66)
- DINING ROOM**  
16'6" \* 10'0" (5.05 \* 3.05)
- LOUNGE**  
16'6" \* 12'0" (5.05 \* 3.68)
- BEDROOM ONE**  
16'11" \* 10'3" (5.17 \* 3.14)
- ENSUITE**  
7'4" \* 5'5" (2.24 \* 1.66)
- BEDROOM TWO**  
14'6" \* 10'2" (4.42 \* 3.10)
- BEDROOM THREE**  
10'2" \* 8'11" (3.12 \* 2.72)
- BEDROOM FOUR**  
10'2" \* 7'10" (3.10 \* 2.39)
- BATHROOM**  
6'11" \* 6'3" (2.13 \* 1.91)
- ANNEXE KITCHEN/LIVING ROOM**  
18'11" \* 13'3" (5.77 \* 4.06)
- ANNEXE BEDROOM**  
15'10" \* 13'1" (4.83 \* 3.99)
- ANNEXE SHOWER ROOM**  
8'9" \* 4'11" (2.69 \* 1.52)

competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

**OFFER CHECK PROCEDURE**  
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

**REMOVAL QUOTES**  
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

**SOLICITORS**  
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

**MAIN HOUSE COUNCIL TAX BAND E**  
**ANNEX COUNCIL TAX BAND A**  
**ANTI-MONEY LAUNDERING (AML)**  
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

**BERNARDS MORTGAGE & PROTECTION**  
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is



Energy Efficiency Rating	
Current	Potential
70	82

Very energy efficient - lower running costs  
(92-101) A  
(81-91) B  
(69-80) C  
(55-68) D  
(39-54) E  
(21-38) F  
(1-20) G  
Not energy efficient - higher running costs

EU Directive 2002/91/EC  
England & Wales



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