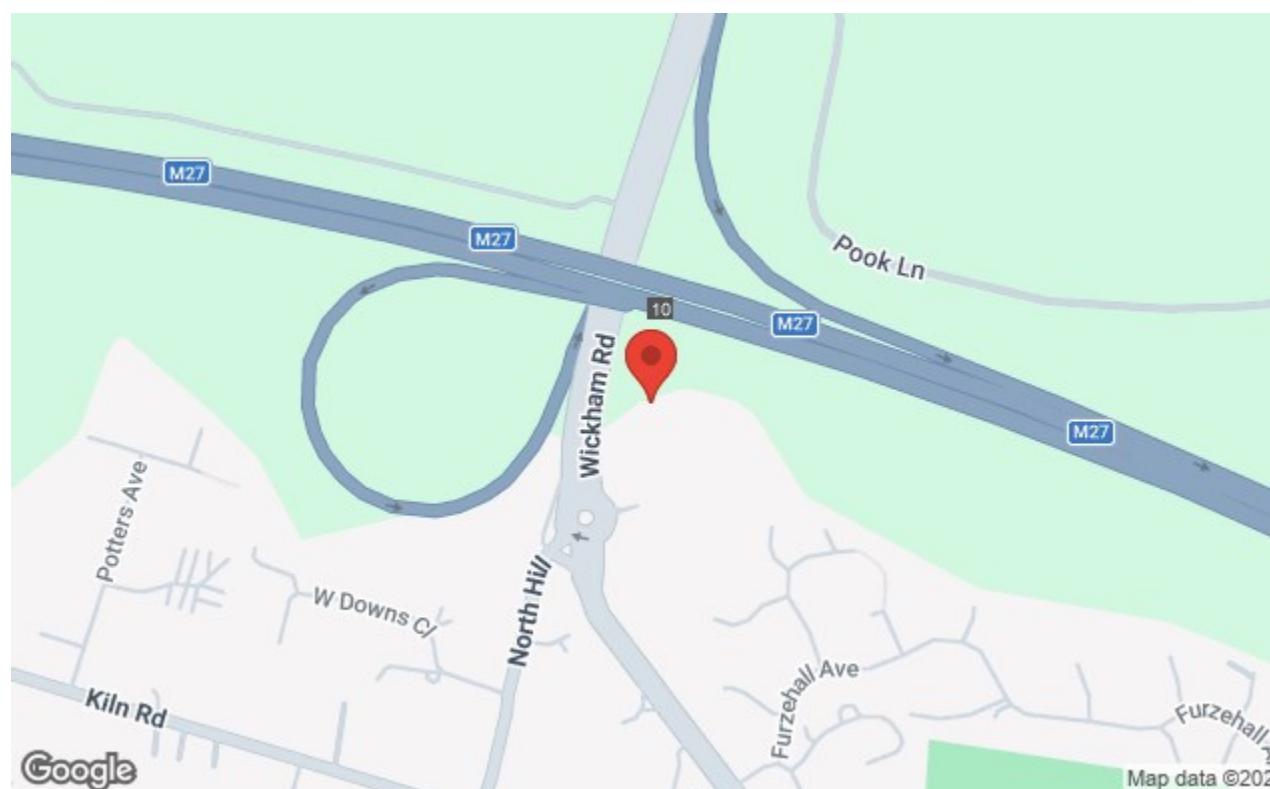


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used 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



By Auction £80,000

118 Wickham Road, Fareham PO16 7FP



**bernards**  
THE ESTATE AGENTS



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## HIGHLIGHTS

- ALLOCATED PARKING
- ONE BEDROOM
- T&C's APPLY
- OPEN PLANNED LIVING
- CONVERTED IN 2015
- FAREHAM TOWN
- SUBJECT TO RESERVE PRICE
- MODERN DECOR
- PRIVATE ENTRANCE
- AVAILABLE MARCH

Sold via Secure Sale online bidding. Terms & Conditions apply. Starting Bid £80.000

Currently let for £800 per calendar month.

Bernards Estates welcome this one bedroom apartment to the rental market, located in the Furze court development on the Wickham road in Fareham.

The property was converted in the summer of 2015 and boasts allocated off road parking, one double bedrooms, a modern fitted bathroom and kitchen and a bright and airy feel throughout.

Call today to arrange a viewing

01329756500

[www.bernardsestates.co.uk](http://www.bernardsestates.co.uk)



# PROPERTY INFORMATION

## KITCHEN/LOUNGE

Laminate effect vinyl flooring, 1x radiator, entrance via UPVC double glazed door, double glazed windows, kitchenette area with fitted wall and base units, stainless steel sink with draining board, space under counter for washing machine and fridge freezer, four ring electric hob over oven.

Both the Marketing Agent and The Auctioneer may believe necessary or beneficial to the customer to pass their details to third party service suppliers, from which a referral fee may be obtained. There is no requirement or indeed obligation to use these recommended suppliers or services.

## ANTI-MONEY LAUNDERING (AML)

Carpeted flooring, smooth walls and ceiling, 1x radiator, double glazed window.

## BATHROOM

Three piece bathroom suite, low level w/c, bath with shower over.

## COUNCIL TAX BAND A

## TENURE

Leasehold

## REMOVALS

Also here at Bernards we like to offer our clients the complete service. In doing so we have taken the time to source a reputable removal company to ensure that your worldly belongings are moved safely. Please ask in office for further details and quotes.

## AUCTIONEER'S COMMENTS

Pattinson Auction are working in Partnership with the marketing agent on this online auction sale and are referred to below as 'The Auctioneer'.

This auction lot is being sold either under conditional (Modern) or unconditional (Traditional) auction terms and overseen by the auctioneer in partnership with the marketing agent.

The property is available to be viewed strictly by appointment only via the Marketing Agent or The Auctioneer. Bids can be made via the Marketing Agents or via The Auctioneers website.

Please be aware that any enquiry, bid or viewing of the subject property will require your details being shared between both any marketing agent and The Auctioneer in order that all matters can be dealt with effectively.

The property is being sold via a transparent online auction.

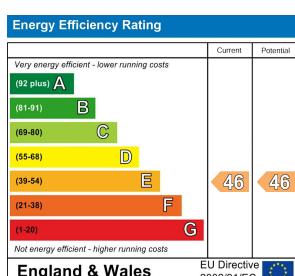
In order to submit a bid upon any property being marketed by The Auctioneer, all bidders/buyers will be required to adhere to a verification of identity process in accordance with Anti Money Laundering procedures. Bids can be submitted at any time and from anywhere.

Our verification process is in place to ensure that AML procedure are carried out in accordance with the law.

A Legal Pack associated with this particular property is available to view upon request and contains details relevant to the legal documentation enabling all interested parties to make an informed decision prior to bidding. The Legal Pack will also outline the buyers' obligations and sellers' commitments. It is strongly advised that you seek the counsel of a solicitor prior to proceeding with any property and/or Land Title purchase.

## Auctioneers Additional Comments

In order to secure the property and ensure commitment from the seller, upon exchange of contracts the successful bidder will be expected to pay a non-refundable deposit equivalent to 5% of the purchase price of the property. The deposit will be a contribution to the purchase price. A non-refundable reservation fee of up to 6% inc VAT (subject to a minimum of 6,000 inc VAT) is also required to be paid upon agreement of sale. The Reservation Fee is in addition to the agreed purchase price and consideration should be made by the purchaser in relation to any Stamp Duty Land Tax liability associated with overall purchase costs.



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