

**£130,000**

**Grants Close**

Waterlooville, PO7 3EF



## PROPERTY SUMMARY

SHARED OWNERSHIP. SOLD OFF PLAN. We are delighted to offer for sale this brand new 3 bedroom shared ownership property in Berewood. The property has a full market value of £325,000 and an initial purchase of between 40% and 75% is available. The residual rent based on a 40% share is £446.88 pcm. Building insurance is approx. £250 pa. The property is being sold on an 'off plan' basis. Contact Jeffries & Dibbens for further information.





**ENTRANCE HALL** Radiator, stairs to first floor, door to:

**LOUNGE** 13' 5" x 13' 2" (4.09m x 4.01m) Window to front aspect, 2 radiators, door to:

**KITCHEN/DINER** 16' 7" x 14' 9" (5.05m x 4.5m) Window and door to rear aspect, radiator, range of fitted cupboards, units and work surfaces, sink unit, built in oven, hob and extractor, built in fridge, freezer and washer dryer, large walk in under stair cupboard, door to:

**WC** Radiator, WC, hand wash basin, extractor.

**FIRST FLOOR** Landing - Access to loft, radiator, doors to:

**BEDROOM 1** 13' 7" x 9' 3" (4.14m x 2.82m) Window to rear aspect, radiator.

**BEDROOM 2** 14' 4" x 7' 9" (4.37m x 2.36m) Window to rear aspect, radiator.

**BEDROOM 3** 10' 9" x 8' 7" (3.28m x 2.62m) Window to front aspect, radiator, over stair cupboard.

**BATHROOM** Window to rear aspect, radiator, panelled bath with shower over, hand wash basin, WC, extractor, airing cupboard with radiator.

**OUTSIDE** Front - Block paved driveway providing off road parking for 2 cars.

**REAR GARDEN** Lawned area, patio area, outside tap, shed and light, gated access.

**AGENTS NOTE** The property is sold 'off plan' and the photos used may not be off the actual property but of a property very similar sold previously. Further Information: Council Tax Band not yet available.

Lease 125 years

Service Charge n/a

Ground Rent n/a

GROUND FLOOR

1ST 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 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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**LOCAL AUTHORITY**  
Winchester City Council

**TENURE**  
Freehold

**COUNCIL TAX BAND**  
Band TBC

**VIEWINGS**  
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B	90 B	90 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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**Jeffries  
Dibbens**  
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