

£294,000
7 St. James Way
Portchester, PO16 8NZ

PROPERTY SUMMARY

NO ONWARD CHAIN! Jeffries & Dibbens are delighted to present this three bedroom semi detached family home to the market. The downstairs comprises of an open plan lounge/dining room and a kitchen that looks over the rear garden. Upstairs consists of three good size bedrooms and a bathroom. Externally there is on road parking, a garage and a West facing garden. We believe this property would benefit from modernisation throughout so call us now to arrange your viewing!





ENTRANCE HALL

LOUNGE 14' 0" x 11' 0" (4.27m x 3.35m)

DINING AREA 9' 6" x 7' 7" (2.9m x 2.31m)

KITCHEN 10' 0" x 8' 5" (3.05m x 2.57m)

LANDING 10' 5" x 2' 7" (3.18m x 0.79m)

BEDROOM 11' 0" x 9' 1" (3.35m x 2.77m)

BEDROOM 13' 10" x 8' 6" (4.22m x 2.59m)

BEDROOM 8' 0" x 7' 4" (2.44m x 2.24m)

BATHROOM 8' 5" x 5' 8" (2.57m x 1.73m)

REAR GARDEN

GARAGE





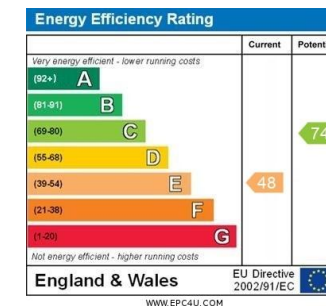
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used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

TENURE
Freehold

COUNCIL TAX BAND
Band C

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.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

**Jeffries
Dibbens**
estate and letting agents

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

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