

NO ONWARD CHAIN. Three double bedroom, spacious detached bungalow with refitted kitchen, stunning open plan living room, 21' garage, 15' x 9' brick built storage and utility unit, delightful enclosed rear garden and driveway for parking numerous vehicles.

- Three Double Bedrooms
- Entrance Porch and Hall
- Fitted Kitchen
- Open Plan Living Room
- Bathroom
- Gas Central Heating and Double Glazing
- Enclosed Rear Garden
- Own Driveway and 21 Foot Garage
- Brick Built Storage/Utility Room
- No Onward Chain



The Accommodation Comprises:-

Front door into:

Entrance Hall:-

Coving to flat ceiling, access to loft, radiator.

Kitchen:- 11' 1" x 8' 2" (3.38m x 2.49m)

Double glazed window to side elevation, coving to flat ceiling, range of base and eye level units with roll top work surfaces, sink unit with mixer tap, Range oven with extractor hood over, integrated units including dishwasher, fridge/freezer.

Living Room:- 26' 3" x 15' 7" (8m x 4.75m) Maximum Measurements

Double glazed windows to side and rear, double glazed French doors giving access to rear garden, two radiators.

Bedroom 1:- 13' 3" x 11' 2" plus window recess (4.04m x 3.4m plus window recess)

Double glazed bay window to front elevation and double glazed window to side, radiator, Italian marble fireplace with gas fire.

Bedroom 2:- 10' 8" x 9' 11" (3.25m x 3.02m)

Double glazed windows to front and side elevations, radiator, flat ceiling.

Bedroom 3:- 10' 1" x 9' 11" (3.07m x 3.02m)

Double glazed window to side elevation, coving to flat ceiling, radiator.

Bathroom:- 5' 7" x 5' (1.7m x 1.52m)

Flat ceiling with Velux window, white suite comprising: panelled bath with shower over, close coupled WC, wash hand basin, vanity unit.

Outside:-

Driveway leading to garage (21'9 x 7'6) with up and over door, courtesy door to rear. Landscaped rear garden which is enclosed by fence panels and laid mainly to patio and lawn for ease of maintenance with a range of shrubs, trees and bushes, garden shed, brick built unit (15'3 x 9'1) for storage and utility with power and light connected, with units and work surfaces, storage shed, space and plumbing for washing machine and tumble dryer, double glazed casement doors.

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Council Tax Band: - Fareham Borough Council. Tax Band C

Tenure: - Freehold

Property Type: - Detached Bungalow

Property Construction: - Traditional - Brick

Electricity Supply: - Mains

Gas Supply: - Mains

Sewerage: -Mains

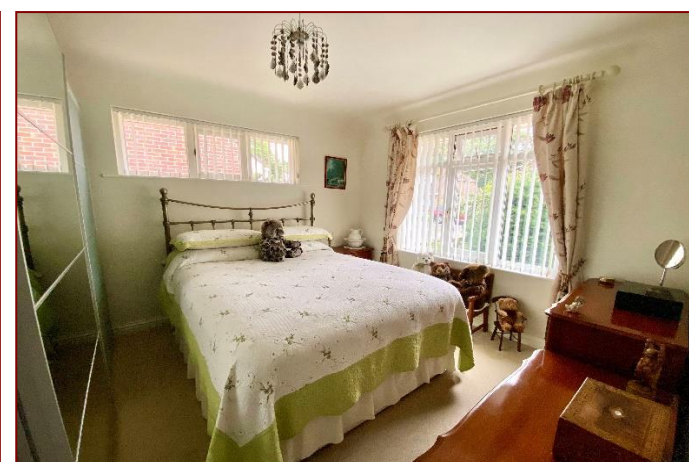
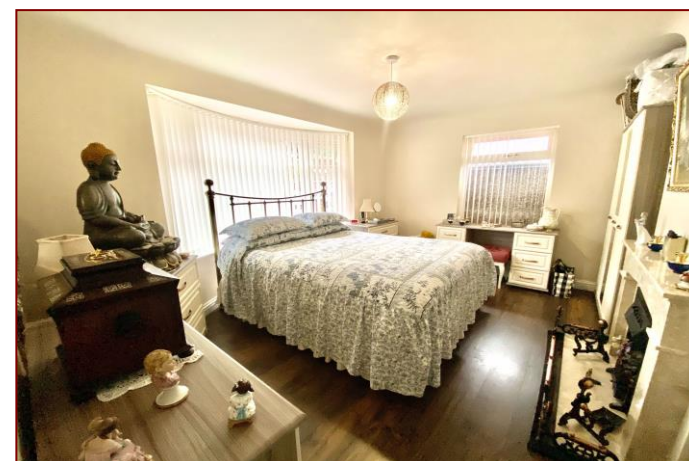
Heating: - Gas central heating

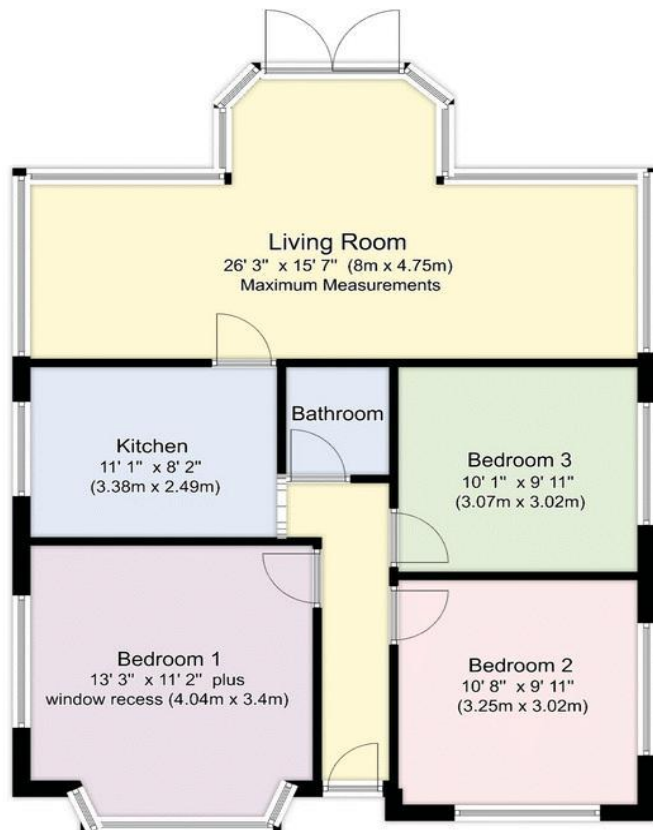
Parking: Driveway and Garage

Broadband - Average available download speed for this Postcode of 1800MB: Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

Mobile signal: The current seller informs us that they have mobile signal and are no current black spots. Please check here for all networks - <https://checker.ofcom.org.uk/>

Flood Risk: - No flooding reported. Please check flood risk data at the Environment Agency's website (<http://www.environment-agency.gov.uk/homeandleisure/floods/31656.aspx>)? Fenwicks has further details on request.





Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

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We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

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£450,000

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DRAFT DETAILS

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THE INDEPENDENT ESTATE AGENT

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