

Two/Three bedroom detached bungalow with good sized rear garden, sun lounge, own driveway, garage, purpose built workshop and conveniently situated within easy reach of town centre and train station.

- Two/Three Bedroom Detached Bungalow
- Lounge with Bay Window
- Kitchen
- Family Room with Utility Area
- Dining Room/Bedroom 3
- Shower Room
- Peaceful and Convenient Location Within Easy Reach of Town Centre and Train Station
- Own Driveway
- Garage
- Generously Proportioned Enclosed Rear Garden
- Large Purpose Built Workshop with Hand and Machine Tools included

The Accommodation Comprises:-

Front door with obscured double glazed panel inset with matching panel to side into:

Entrance Hall:-

Radiator, access to loft, cloak hanging space, door into:

Lounge:- 18' 11" x 10' 4" (5.76m x 3.15m) Maximum Measurements

Double glazed bay window to front elevation, double glazed window to side elevation, fireplace, radiator, double opening glazed doors and windows to side giving access to:

Kitchen:- 10' 7" x 7' 5" (3.22m x 2.26m)

Double glazed window to side elevation, coving to flat ceiling, fluorescent strip light, radiator, range of base and eye level units with roll top work surfaces, single bowl stainless steel sink unit with mixer tap, integrated double oven and grill, hob with extractor hood over, space for fridge, door into:

Sun Lounge with Utility Area:- 15' 6" x 8' (4.72m x 2.44m)

Double glazed windows to rear elevation, double glazed French doors giving access to garden, flat ceiling, base and eye level units with work surfaces, single bowl stainless steel sink unit, space and plumbing for washing machine, radiator, door into:

Bedroom 3 / Dining Room:- 11' 6" x 8' (3.50m x 2.44m)

Double glazed window to rear elevation, radiators, coving to flat ceiling.

Bedroom 1:- 12' 10" x 10' 5" (3.91m x 3.17m)

Double glazed bay window to front elevation, double glazed window to side elevation, flat ceiling, radiator, built-in bedroom furniture.

Bedroom 2:- 10' 2" x 8' 6" (3.10m x 2.59m)

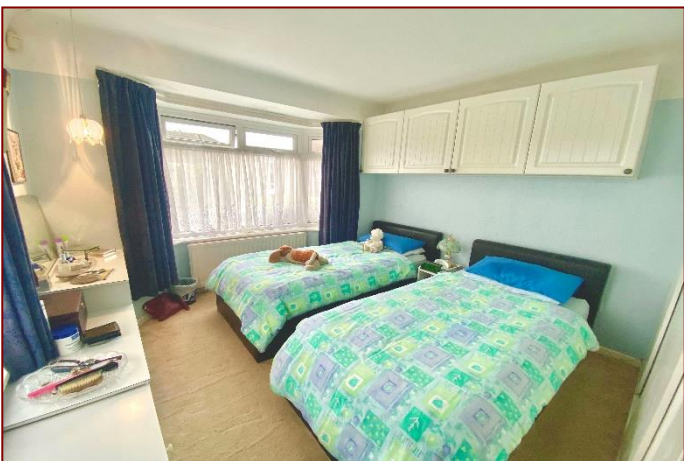
Window to rear elevation, coving to flat ceiling, radiator, fitted bedroom furniture.

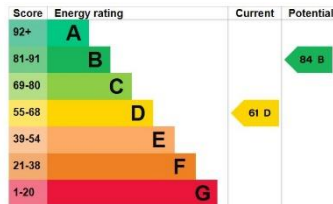
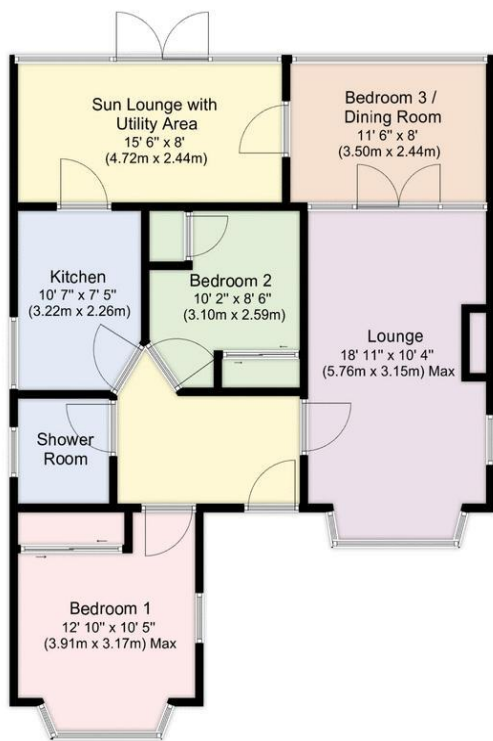
Shower Room:-

Obscured double glazed window to side elevation, flat ceiling, tiled walls, radiator, shower cubicle, pedestal wash hand basin, close coupled WC, towel rail, light and shaver socket.

Outside:-

Own driveway for parking leads to garage, front lawn with shrubs to the borders. Enclosed rear garden laid mainly to lawn with some shrubs and bushes to the borders, garden shed, greenhouse and large purpose built workshop with hand and machine tools included. Pathway leads to the rear with wooden gate giving pedestrian access to The Gillies which in turn leads to the town centre.





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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 1600MB. 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.

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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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£425,000

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DRAFT DETAILS

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