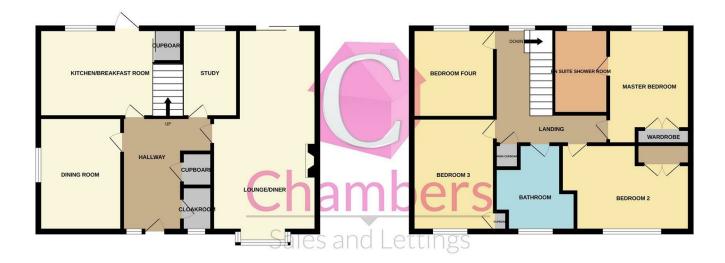
GROUND FLOOR 1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doros, 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 guarante as to their operability or efficiency can be given.

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10 Sumar Close **Stubbington Fareham** PO14 2EH

£600.000 Freehold









Situated in a rarely available Cul-De-Sac on a larger than average southerly aspect plot, this four bedroom individually built detached residence offers bags of potential to further extend and improve. The property provides well proportioned accommodation with three reception rooms, kitchen/breakfast room and cloakroom to the ground floor with four bedrooms, En-Suite and family bathroom to the first floor. Outside there is a attached double garage and driveway for a number of cars, with private larger than average southerly rear garden. Do not miss out on this opportunity, arrange an early viewing today!

Front Door

Into:

Entrance Hallway

Textured coved ceiling, radiator. Doors to:

Lounge

21'2" x 12'3" nar 10'0"

Textured coved ceiling, box bay window to front elevation, patio doors to rear Family Bathroom garden, feature brick fire surround, 2 x radiators.

Dining Room

10'1" x 8'8"

Textured coved ceiling, window to side elevation, radiator.

Study

8'8" x 6'11'

Textured coved ceiling, window to rear elevation, radiator.

Kitchen/Breakfast Room

13'10" x 8'8"

Textured coved ceiling, window to rear elevation, door to rear garden, access to under stairs storage cupboard housing wall mounted boiler, fitted range of wall and base units with work surface over, inset 1 1/2 bowl sink to rear garden. with mixer tap, plumbing for washing machine, space for slot in cooker and fridge/freezer, space for breakfast table and chairs, radiator.

Textured coved ceiling, window to front elevation, W.C, wash hand basin with vanity storage below, radiator.

First Floor Landing

Textured coved ceiling, window to rear elevation, access to shelved airing All mains services connected. cupboard housing hot tank, access to roof void. doors to:

Bedroom 1

12'2" max x11'2"

Textured coved ceiling, window to rear elevation, fitted wardrobes, radiator.

En-Suite Bath Room

8'11" x 5'9"

Textured coved ceiling, window to rear elevation, suite comprising panel bath with independent Mira shower over, separate tiled shower cubicle, W.C, wash hand basin with vanity storage below, radiator.

Bedroom 2

12'2" min x 8'10'

Textured coved ceiling, window to front elevation, fitted wardrobes, radiator.

Bedroom 3

9'10" x 8'10"

Textured coved ceiling, window to rear elevation, radiator.

Bedroom 4

9'9" x 8'10"

Textured coved ceiling, window to front elevation, built in wardrobe, radiator.

7'11" x 5'8"

Textured coved ceiling, window top front elevation, suite comprising panel bath with mixer tap/shower attachment, W.C, wash hand basin with vanity storage cupboard, strip light incorporating shaver point, extractor fan, radiator.

Outside

Offering off road parking for a number of cars. Leading to:

Double Garage

16'5" x 15'10"

Electric roller door, power and light, window to side elevation, personal door

A fully enclosed larger than average southerly aspect rear garden mainly laid to lawn with further area laid to patio, space for garden sheds etc, area to the side of the property ideal for storage, side pedestrian access.

10 Sumar Close

Traditional construction under a tiled roof.

Broadband: According to Ofcom Ultrafast broadband is available, however you must make your own enquiries.

Mobile Coverage: According to Ofcom EE, Three, O2 and Vodafone offer Likely or Limited service, however you must make your own enquiries

Parking: Driveway















