

GROUND FLOOR



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An immaculate and extended three-bedroom bungalow, ideally located within walking distance of Stubbington village offered with no onward chain! The accommodation comprises an entrance hall, extended lounge, and a modern refitted kitchen open to a large conservatory featuring underfloor heating and a glass roof. There are three bedrooms and a shower room. Externally, the property benefits from a paved frontage providing off-road parking for two vehicles, with additional hardstanding to the rear. The westerly-facing garden is larger than average and offers excellent storage space along with a generous patio area. Bungalows of this quality and location are rarely available, so an early viewing is highly recommended. To avoid missing out on this opportunity, contact Chambers today. 01329 665700. A 360 virtual tour is available upon request.

#### Front Door

Into

#### Entrance Hall

Skimmed ceiling with spot lights, radiator, access to loft void with ladder, light, partly boarded and boiler. Doors to:

#### Lounge

18'4" x 12'5" (5.60 x 3.79)

Skimmed ceiling, PVCu double glazed windows and french doors open to conservatory, two radiators, featured electric fire place, television aerial point, broadband point,

#### Kitchen

17'0" x 10'4" (5.20 x 3.16)

Skimmed ceiling with spot lights, PVCu double glazed window to side elevations, re-fitted modern range of wall and base cupboard/drawer units with worksurface over, eye level microwave and electric oven, integrated fridge/freezer, dishwasher, washing machine, space for wine cooler, vertical radiator, induction hob with hood over. Open to:

#### Conservatory

19'2" x 10'0" (5.85 x 3.05)

Constructed from brick under a glass reflective roof, underfloor heating, two fans, PVCu double glazed elevations and french doors open to:

#### Bedroom 1

13'6" x 12'10" (4.13 x 3.93)

Skimmed ceiling, PVCu double glazed bay window to front elevation, radiator, fitted wardrobes and draws.

#### Bedroom 2

10'5" x 10'1" (3.18 x 3.09)

Skimmed ceiling, PVCu double glazed window to front elevation, radiator.

#### Bedroom 3

8'5" x 8'0" (2.57m x 2.44m)

Skimmed ceiling, PVCu double glazed window to side elevation, radiator

#### Shower Room

8'1" max into shower x 6'2" (2.47 max into shower x 1.88)

Skimmed ceiling with spot lights, PVCu double glazed window to side elevation, white suite comprising WC, vanity wash basin, heated towel rail, extractor fan., shower cubicle with electric shower over.

#### Outside

#### Front Driveway

A fully paved frontage offering off-road parking for two vehicles leading to a shared driveway with a further paved area where the garage original was located.

#### Workshop/ Previously a Garage

9'5" x 8'5" (2.89 x 2.58)

The previous owners have halved the garage to create a paved area for parking there is still a store workshop that you can access via the side door in the rear garden.

#### Rear Garden

A beautifully landscaped westerly facing rear garden which is larger than average. Mainly laid to lawn with further area laid to patio with seating area, hard standing for sheds and greenhouse, borders and shingled areas. access to the workshop and side gate access.

