

**Well presented, spacious and extended two double bedroom detached bungalow with 29 foot garage/workshop, large enclosed rear garden, fitted garden room ideal as a study.**

**The Accommodation Comprises:-**

Front door into:

**Entrance Porch:-** 8' x 7' 4" (2.44m x 2.23m)

Window to front elevation, sky-lantern window, wall lights, door with window to side into:

**Entrance Hall:-** 16' x 5' 7" (4.87m x 1.70m)

Radiator, access to loft, airing cupboard with gas central heating boiler, mirror fronted double opening doors to cupboard with shelves and light.

**Lounge/Dining Room:-** 32' 11" x 16' 4" (10.03m x 4.97m) Maximum Measurements

Double glazed window to front and side elevations, double glazed sliding patio doors giving access to rear garden, log burner, radiator, long-line vertical radiator.

**Kitchen:-** 12' 1" x 9' 4" (3.68m x 2.84m)

Double glazed window to rear elevation, door to garden, range of base and eye level units, oven, hob with extractor over, space for fridge freezer, space for dishwasher, one and a half bowl sink unit, flat ceiling.

**Bedroom 1:-** 12' x 11' 2" (3.65m x 3.40m)

Double glazed French doors giving access to rear, double glazed window to rear, radiator, door to:

**Ensuite Shower Room:-**

Double glazed window to side, shower, tiled, close coupled WC, wash hand basin inset vanity unit, shaver socket, radiator.

**Bedroom 2:-** 11' 11" x 11' 11" (3.63m x 3.63m) Maximum

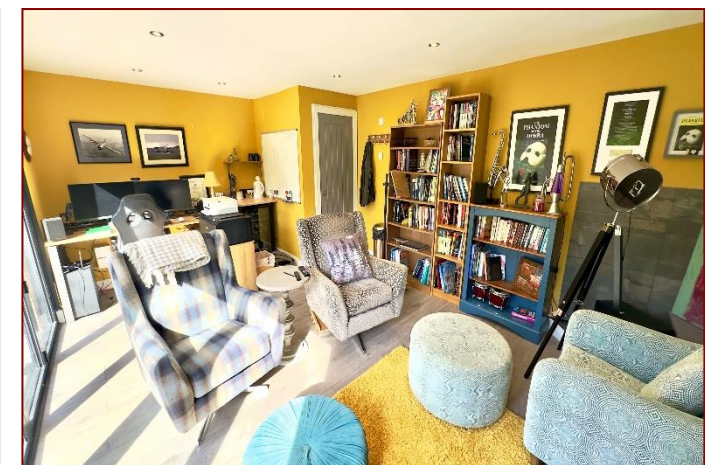
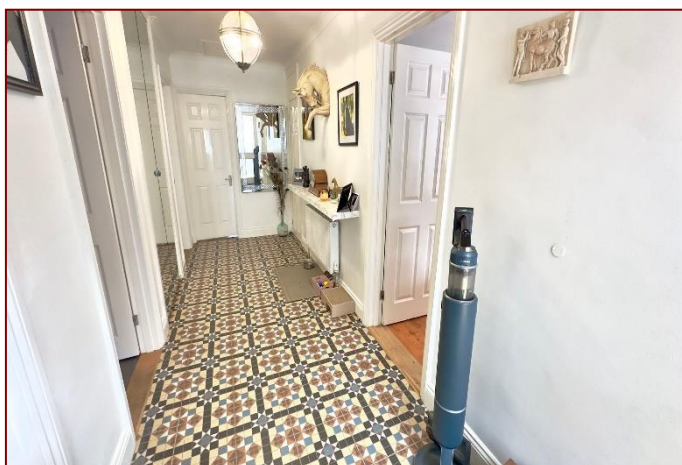
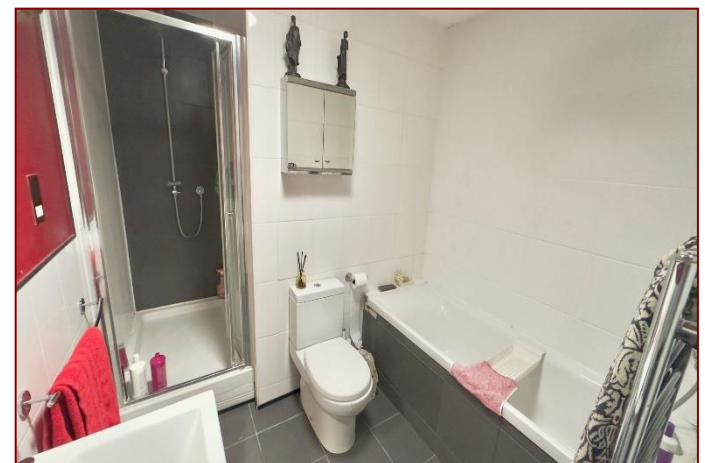
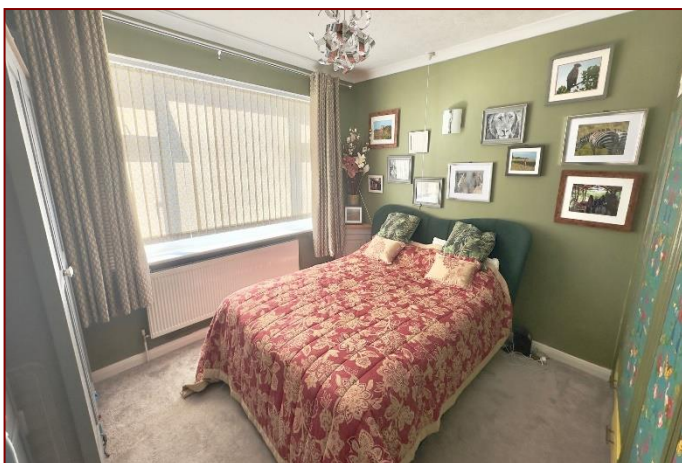
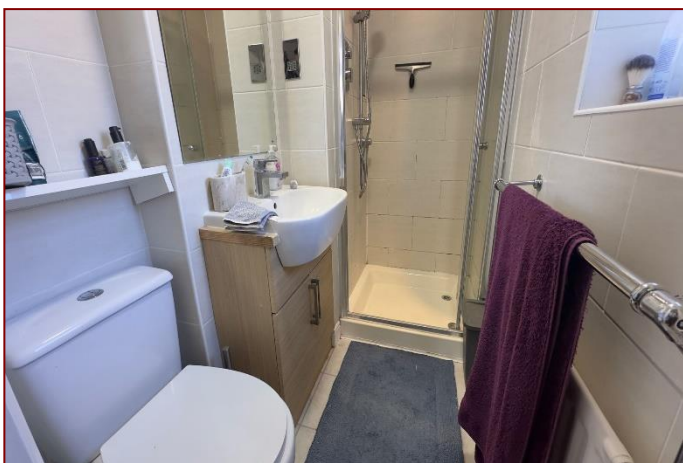
Double glazed window to front elevation, radiator, twin double opening doors to wardrobe cupboard.

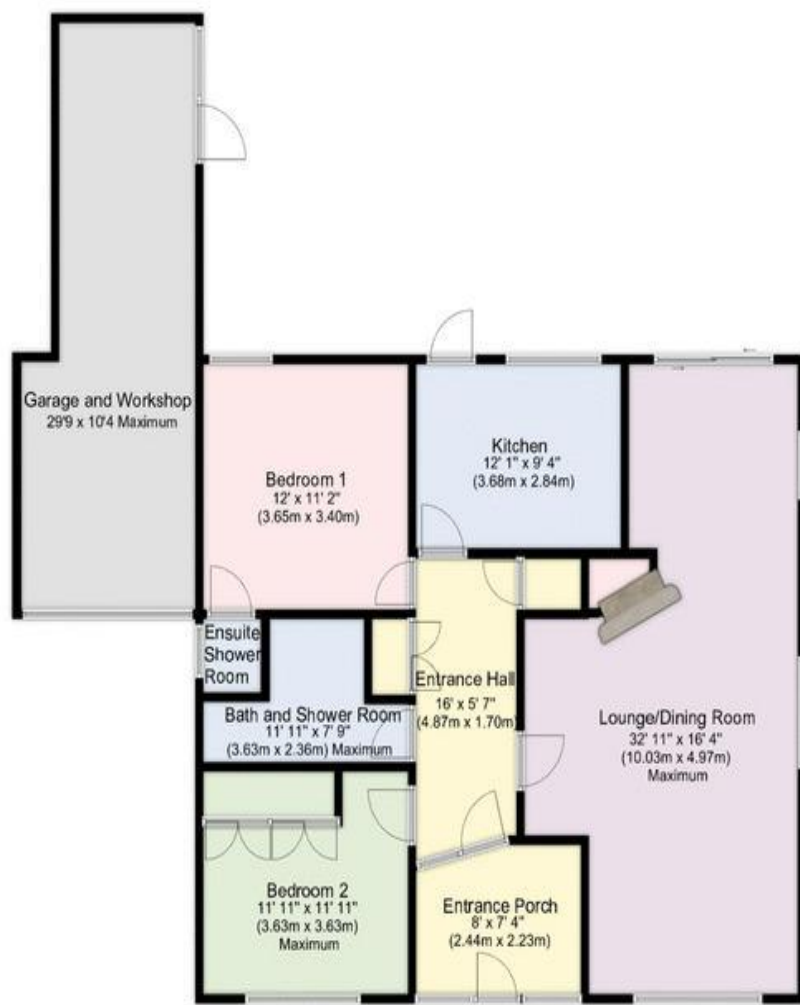
**Bathroom:-** 11' 11" x 7' 9" (3.63m x 2.36m) Maximum Measurements

Partly tiled, bath with shower attachment, shower cubicle, close coupled WC, chrome heated towel rail, wash hand basin, towel rail, extractor fan.

**Outside:-**

Driveway to the front for parking numerous vehicles leads to garage and workshop (29'9 x 10'4 Maximum Measurements) with power and light connected and courtesy door giving access to rear garden. The rear garden is laid to lawn with a range of shrubs, trees and bushes, patio area with steps leading to further patio area and pathway leading to the rear of the garden with shingled areas for socialising and entertaining purposes. The garden has two garden sheds and at the base of the garden is a purpose built garden room (18'10 x 12'3) which can be utilised as an office as it benefits from double glazed bi-folding doors/power/light/internet connection and comes with its own cloakroom.





**Nota Bene**

Council Tax Band: - Fareham Borough Council. Tax Band D  
 Tenure: - Freehold  
 Property Type: - Detached Bungalow  
 Electricity Supply: - Mains  
 Gas Supply: - Mains  
 Water Supply: - Mains.  
 Sewerage: - Mains  
 Heating: - Gas Central Heating  
 Parking: Garage and Driveway  
 Broadband - 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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£560,000

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