

£425,000
68 Martin Avenue
Stubbington, PO14 2RZ

PROPERTY SUMMARY

NO FORWARD CHAIN! We are delighted to present this spacious four-bedroom detached home, ideally situated in the highly sought-after area of Stubbington and offered for sale with no forward chain. Offering generous living accommodation, ample off-road parking, and exciting potential to improve and extend (subject to the necessary consents), this is a fantastic opportunity to create a superb long-term family home. A generous block-paved driveway provides parking for multiple vehicles and leads to the welcoming entrance hall. The ground floor features a bright and spacious dining room that flows effortlessly into the lounge, creating an ideal space for both family life and entertaining, with views over the rear garden. Also on the ground floor is a versatile fourth bedroom, which could equally serve as a home office or playroom, a convenient cloakroom/WC, and a well-appointed kitchen with direct access to the garden. The property has recently been redecorated throughout in crisp white, creating a bright, light and airy feel, while new carpets have been fitted upstairs, allowing buyers to move straight in and make the space their own. Upstairs, the property offers three well-proportioned bedrooms and a family bathroom, providing comfortable accommodation for a growing family. Outside, the beautifully maintained rear garden has recently been transformed and now provides an attractive outdoor space, featuring a generous lawn, patio and decking areas, offering the perfect setting for relaxing, entertaining and family life. The garage offers excellent versatility, with the front section lending itself to a garden bar, home gym, studio or additional storage, while the rear has been retained as a practical workshop. Conveniently positioned close to highly regarded local schools, Stubbington Village and the beautiful south coastline, this property offers an exceptional opportunity to purchase a spacious family home in a desirable location with excellent scope to add your own personal touch.





HALLWAY

LOUNGE 14' 3" x 11' (4.34m x 3.35m)

DINING ROOM 16' 2" x 10' 5" (4.93m x 3.18m)

KITCHEN 12' 3" x 8' 1" (3.73m x 2.46m)

WC 5' x 3' 10" (1.52m x 1.17m)

LANDING

MASTER BEDROOM 19' 7" x 8' 10" (5.97m x 2.69m)

BEDROOM TWO 10' 9" x 9' 7" (3.28m x 2.92m)

BEDROOM THREE 10' 10" x 9' 7" (3.3m x 2.92m)

BATHROOM 9' x 5' 8" (2.74m x 1.73m)

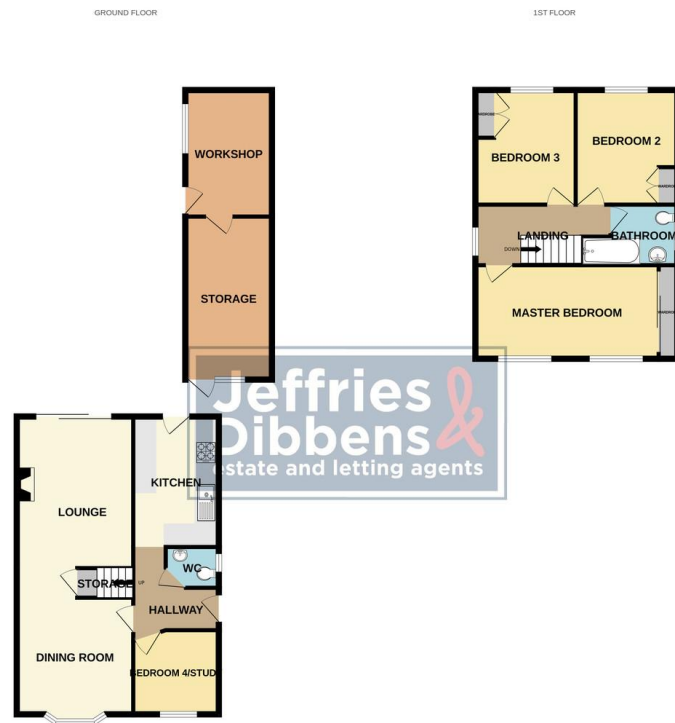
OUTSIDE

REAR GARDEN

STORAGE 15' 4" x 8' 2" (4.67m x 2.49m)

WORKSHOP 11' 11" x 8' 2" (3.63m x 2.49m)





Whilst every attempt has been made to ensure the accuracy of the floorplans contained here, measurements of floors, windows, doors and any other items are approximate and the responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as not by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Made with letmapr 1/2016

LOCAL AUTHORITY
Fareham Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band E

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		65 D
39-54	E	52 E	
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.



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