



Grebe Close, Fareham, PO16

Approximate Area = 618 sq ft / 57.4 sq m

Garage = 138 sq ft / 12.8 sq m

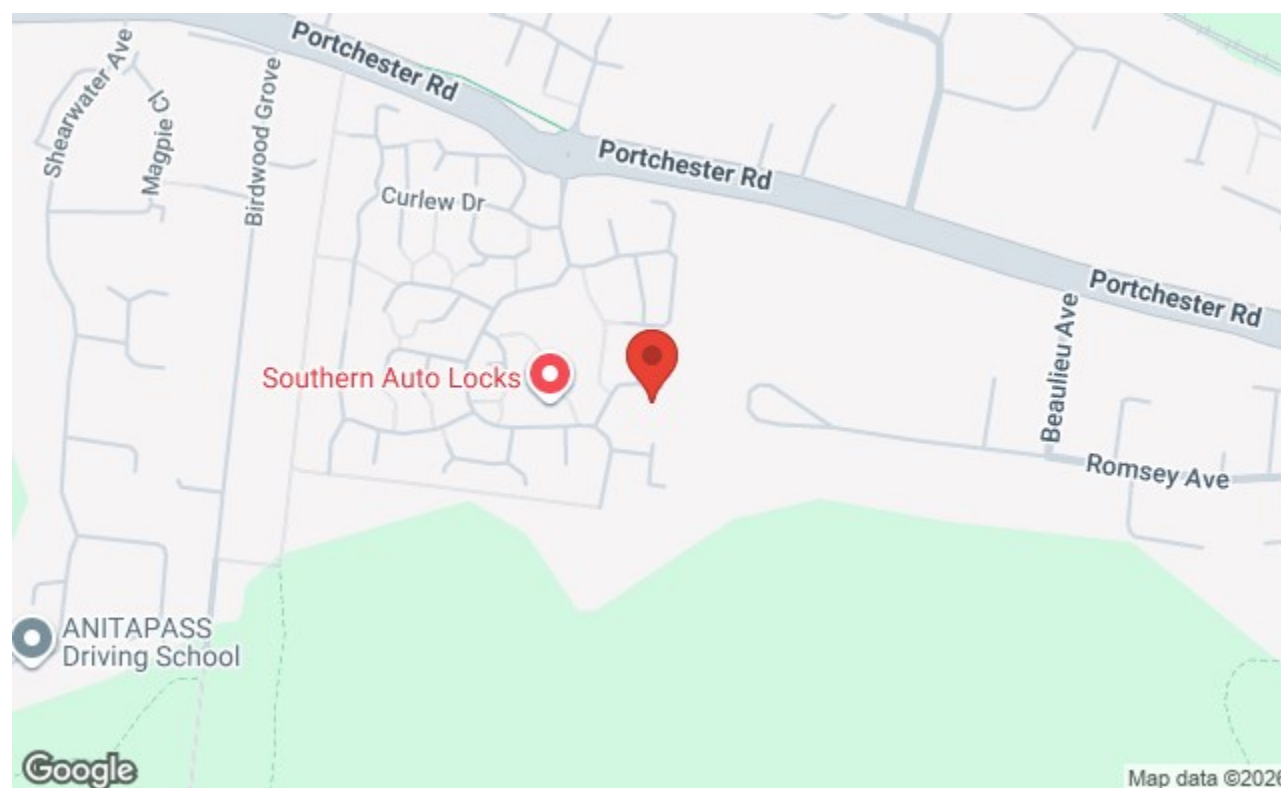
Outbuilding = 4 sq ft / 0.3 sq m

Total = 760 sq ft / 70.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichicom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1400346



79 High Street, Fareham, Hampshire, PO16 7AX
t: 01329756500



Guide Price £285,000

Grebe Close, Fareham PO16 8QN

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THE ESTATE AGENTS



HIGHLIGHTS

- ❖ SEMI DETACHED HOUSE
- ❖ TWO BEDROOMS
- ❖ GARAGE
- ❖ OFF ROAD PARKING
- ❖ SOUTH FACING REAR GARDEN
- ❖ QUIET CUL-DE-SAC LOCATION
- ❖ IDEAL FIRST TIME BUYER HOME
- ❖ MODERN FITTED KITCHEN
- ❖ A MUST VIEW

Nestled in the charming area of Grebe Close, Fareham, this delightful two-bedroom house offers a perfect blend of comfort and convenience. Spanning an inviting 760 square feet, the property features a well-proportioned reception room, ideal for both relaxation and entertaining guests.

The two bedrooms provide ample space for rest, making it suitable for small families, couples, or individuals seeking a peaceful retreat. The bathroom is thoughtfully designed, ensuring functionality and comfort for daily routines.

One of the standout features of this

property is the parking space and garage, a rare find in many urban settings, providing added convenience for residents and visitors alike.

With its appealing location in Fareham, this house is well-positioned to benefit from local amenities, schools, and transport links, making it an excellent choice for those looking to settle in a vibrant community. This property presents a wonderful opportunity for anyone seeking a charming home in a desirable area.

Call today to arrange a viewing
01329756500
www.bernardsestates.co.uk



PROPERTY INFORMATION

LIVING/DINNING ROOM
16'0" * 12'7" (4.89 * 3.84)

KITCHEN
7'5" * 7'3" (2.28 * 2.22)

BEDROOM ONE
12'8" * 8'2" (3.87 * 2.50)

BEDROOM TWO
12'8" * 7'4" (3.88 * 2.26)

BATHROOM

GARAGE
16'6" * 8'3" (5.03 * 2.54)

COUNCIL TAX BAND C

TENURE
Freehold

ANTI-MONEY LAUNDERING (AML)
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed.

BERNARDS MORTGAGE & PROTECTION
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

OFFER CHECK PROCEDURE
If you are considering making an offer on this or any other property we are

marketing, we encourage you to contact your local office as early as possible. One of our financial advisors will work with you to verify and validate your offer, ensuring it is fully signed off and presented to the seller in the strongest possible light.

Please note that our sellers expect us to confirm a buyer's financial position when any offer is submitted. Thank you for your cooperation.

REMOVAL QUOTES
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

SOLICITORS
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

DISCLOSURE STATEMENT
These particulars are provided in good faith for general guidance only. They do not constitute statements of fact, nor do they form part of any offer or contract. Prospective purchasers or tenants should not rely solely on the information provided and are strongly advised to carry out their own independent investigations and verifications in relation to all matters referred to within these details. Neither Bernards Estate Agents, nor any of its employees or representatives, has the authority to make or give any representation or warranty whatsoever in relation to this property.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		90
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		



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