

Floor Plan

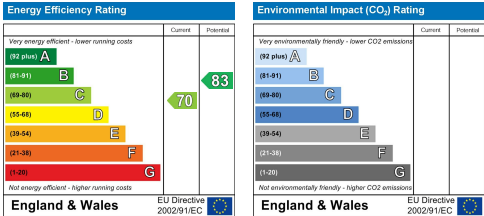


TOTAL FLOOR AREA: 1290 sq.ft. (119.8 sq.m.) approx.

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

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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



6 Lancaster Close
Fareham, PO16 8ES

We are pleased to welcome to the market this four bedroom mid terrace property with off road parking and garage to the rear situated in Lancaster Close, Portchester.

The ground floor of the property consists of an entrance hall with access to a w/c, lounge room to the front of the home with an open plan kitchen diner - living area at the rear of the property.

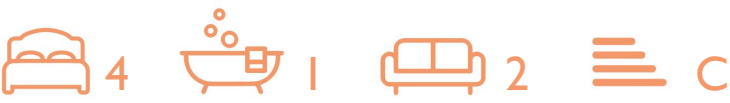
Moving upstairs there are four bedrooms in total, all fairly sized and a modern family bathroom.

Externally there is a fair bit of greenery and field in front of the property so set in a peaceful location. The rear garden is low maintenance and mainly paved with access to a utility room and a gaming room. There is rear access to the garage and parking.

For more information or to arrange a viewing on this property please call Castles today.

Offers over £375,000

6 Lancaster Close
Fareham, PO16 8ES



- FOUR BEDROOMS
- GARAGE & PARKING TO REAR
- PEACEFUL LOCATION
- OPEN PLAN KITCHEN DINER
- OFFICE/GAMES ROOM IN GARDEN
- FIELD IN FRONT OF PROPERTY

LOUNGE
10'9" x 15'1" (3.3 x 4.6)

KITCHEN/DINER
20'11" x 11'9" (6.4 x 3.6)

W/C
6'2" x 5'2" (1.9 x 1.6)

BATHROOM
5'2" x 7'10" (1.6 x 2.4)

BEDROOM 1
10'9" x 12'1" (3.3 x 3.7)

BEDROOM 2
9'10" x 8'10" (3.0 x 2.7)

BEDROOM 3
8'10" x 13'9" (2.7 x 4.2)

BEDROOM 4
6'10" x 11'5" (2.1 x 3.5)

Financial Services
If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

Solicitors
If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money laundering checks at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

