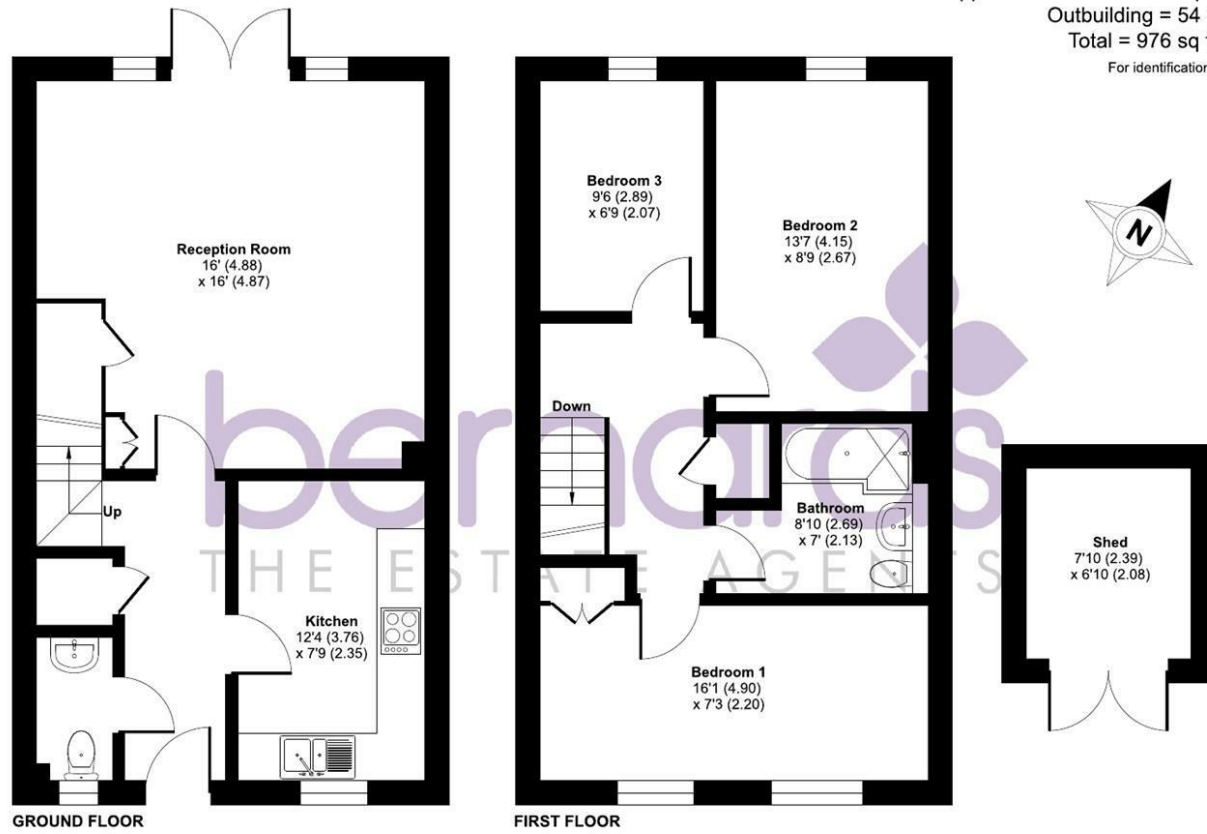


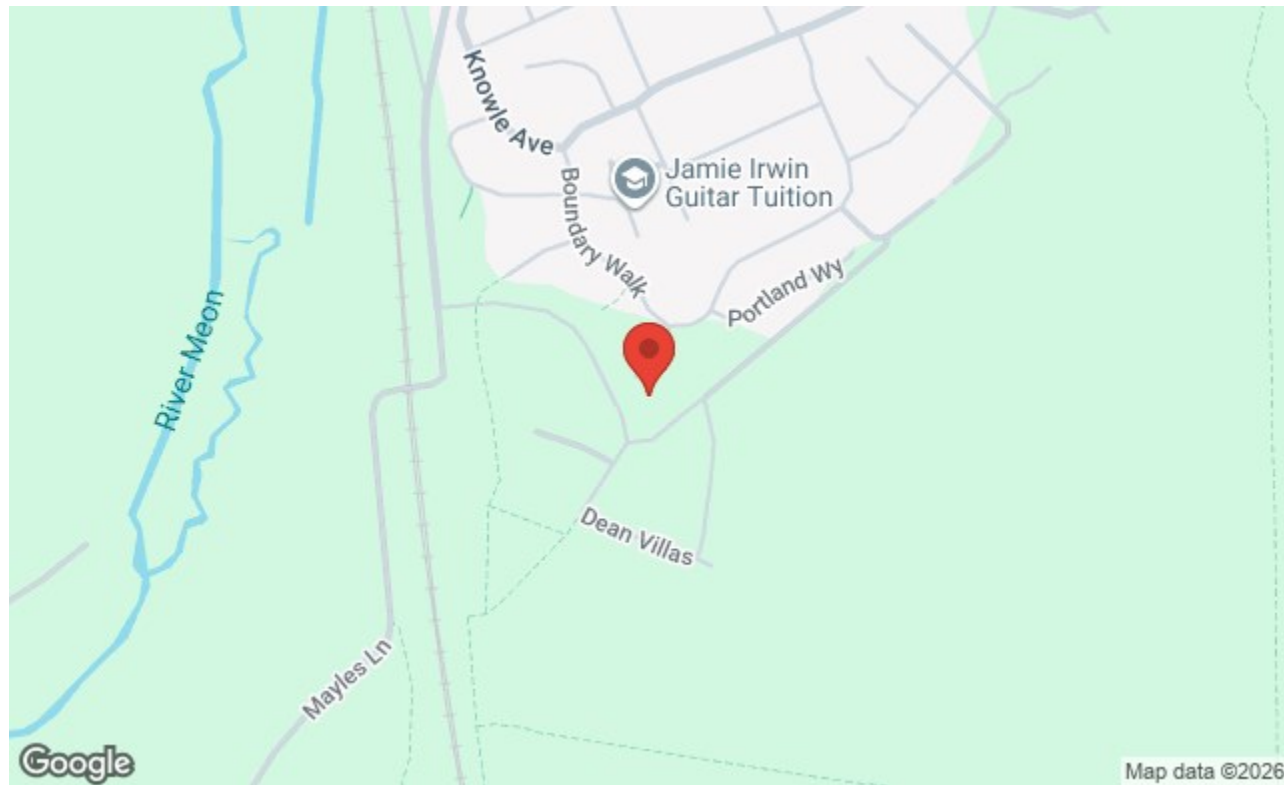
Bere Lane, Knowle, Fareham, PO17

Approximate Area = 922 sq ft / 85.6 sq m
 Outbuilding = 54 sq ft / 5 sq m
 Total = 976 sq ft / 90.6 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). © richcom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1446664

FOR SALE Price £350,000
 Bere Lane, Fareham PO17 5GL



3 bedrooms, 1 bathroom, 1 living area

HIGHLIGHTS

- ❖ IMMACULATE THREE-BEDROOM MID-TERRACED HOME
- ❖ QUIET CUL-DE-SAC POSITION (JUST 11 PROPERTIES)
- ❖ SOUGHT-AFTER KNOWLE VILLAGE LOCATION
- ❖ SURROUNDED BY WOODLAND WITH DIRECT ACCESS
- ❖ TWO PRIVATE PARKING SPACES ADJACENT TO PROPERTY
- ❖ STUNNING OPEN-PLAN LIVING/DINING SPACE
- ❖ FEATURE LOG BURNER – STANDOUT FOCAL POINT
- ❖ BEAUTIFULLY UPGRADED FAMILY BATHROOM
- ❖ TIMBER-BUILT GARDEN OFFICE / HOME WORKSPACE
- ❖ READY TO MOVE STRAIGHT INTO

IMMACULATE THREE-BEDROOM HOME WITH SOUTH-FACING GARDEN & WOODLAND SETTING

Bernards are delighted to bring to the market this beautifully presented three-bedroom mid-terraced home, ideally positioned within the ever-popular Knowle Village, Fareham. Built in 2011 and thoughtfully upgraded since, the property offers stylish, well-balanced accommodation with a warm and homely feel throughout.

Tucked away in a quiet cul-de-sac of just ten properties, the home enjoys a real sense of privacy, alongside the convenience of two private parking spaces directly next to the property. Surrounded by woodland with direct access, the setting is perfect for those seeking a peaceful yet well-connected location.

Internally, the property offers a practical and inviting layout. The ground floor features a useful cloakroom and a well-proportioned kitchen with integrated appliances and space for a breakfast table. To the rear, a superb open-plan living and dining area provides excellent space for both relaxing and

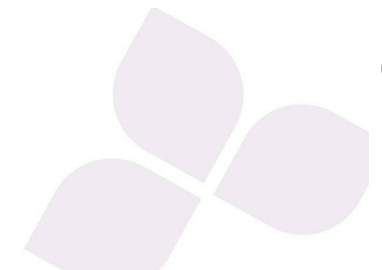
entertaining, centred around a stylish open-style log burner. This space opens onto the south-facing garden, allowing plenty of natural light to flow through.

Upstairs, there are three well-sized bedrooms, including two generous doubles and a versatile third room ideal as a home office or guest bedroom. The family bathroom has been tastefully upgraded with modern fittings and a shower-over-bath arrangement.

Outside, the rear garden benefits from a sunny south-facing aspect and a pleasant woodland-style feel, with rear access and additional storage. A standout addition is the timber-built garden office—perfect for home working or a hobby space.

Beautifully maintained and ready to move straight into, this is a fantastic opportunity in a highly desirable location—early viewing is strongly advised.

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



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



PROPERTY INFORMATION

KITCHEN

12'4" x 7'9" (3.76m x 2.36m)

LIVING ROOM - DINING SPACE

16'0" x 16'0" (4.88m x 4.88m)

BEDROOM ONE

16'0" x 7'3" (4.90m x 2.21m)

BEDROOM TWO

13'7" x 8'9" (4.14m x 2.67m)

BEDROOM THREE

9'6" x 6'9" (2.90m x 2.06m)

BATHROOM

8'10" x 7'0" (2.69m x 2.13m)

GARDEN ROOM

7'10" x 6'10" (2.39m x 2.08m)

COUNCIL TAX BAND C

TENURE

Freehold

Estate Charge for Maintenance

ANTI-MONEY LAUNDERING

BERNARDS MORTGAGE & PROTECTION

OFFER CHECK PROCEDURE

REMOVAL QUOTES

SOLICITORS

DISCLOSURE STATEMENT



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		79	79
(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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