

NO ONWARD CHAIN. Well presented and spacious three double bedroom second floor apartment with two ensuite facilities, rooftop enjoying 360 degree panoramic views, garage and off ooad parking close to Fareham town centre.

- Three Double Bedroom Upper Floor Apartment
- Rooftop enjoying 360 degree panoramic views
- Close to Fareham Town Centre and Enjoying Easy Access to M27 Motorway
- Two Ensuite Facilities and Additional Separate Cloakroom
- Stunning Open Plan Living Accommodation with Fitted Kitchen
- Separate Utility Room
- Garage with Allocated Parking
- Stairs and Lift with own access to Apartment
- Double Glazed, Gas Central Heating and Recently installed Air Conditioning
- No Onward Chain

The Accommodation Comprises:-
Front door into:

Communal Entrance Hall:-
Stairs and lift to second floor. Front door into:

Entrance Hall:-
Radiator, airing cupboard with tank and shelves, smoke detector.

Living Room:- 29' 2" x 17' 4" (8.88m x 5.28m) Maximum Measurements, Irregular Shape
Windows to front and side elevations, radiator.

Kitchen:- 9' 9" x 7' 10" (2.97m x 2.39m)
Window to side, range of base and eye level units with work surfaces, oven and grill, hob with extractor hood over, fridge and freezer, one and a half bowl sink unit, dishwasher.

Utility Room:- 5' 2" x 5' 2" (1.57m x 1.57m)
Range of base and eye level units, work surfaces, sink unit, plumbing for washing machine and tumble dryer, extractor fan.

Cloakroom:- 4' 7" x 3' 3" (1.40m x 0.99m)
Close coupled WC, wash hand basin, radiator, extractor fan.

Bedroom 1:- 20' 6" x 14' 9" (6.24m x 4.49m) Maximum Measurements, Irregular Shape
Windows to side and rear elevations, radiator, fitted wardrobe, door to:

Ensuite Bathroom:- 13' 9" x 10' (4.19m x 3.05m) Maximum Measurements, Irregular Shape
Bath, shower cubicle, close coupled WC with concealed cistern, twin wash hand basin inset vanity unit, tiled, chrome heated towel rail, mirror, shaver socket, window to side, extractor fan.

Bedroom 2:- 14' 11" x 8' (4.54m x 2.44m) Maximum Measurements
Window to rear, radiator, fitted wardrobe, door to:

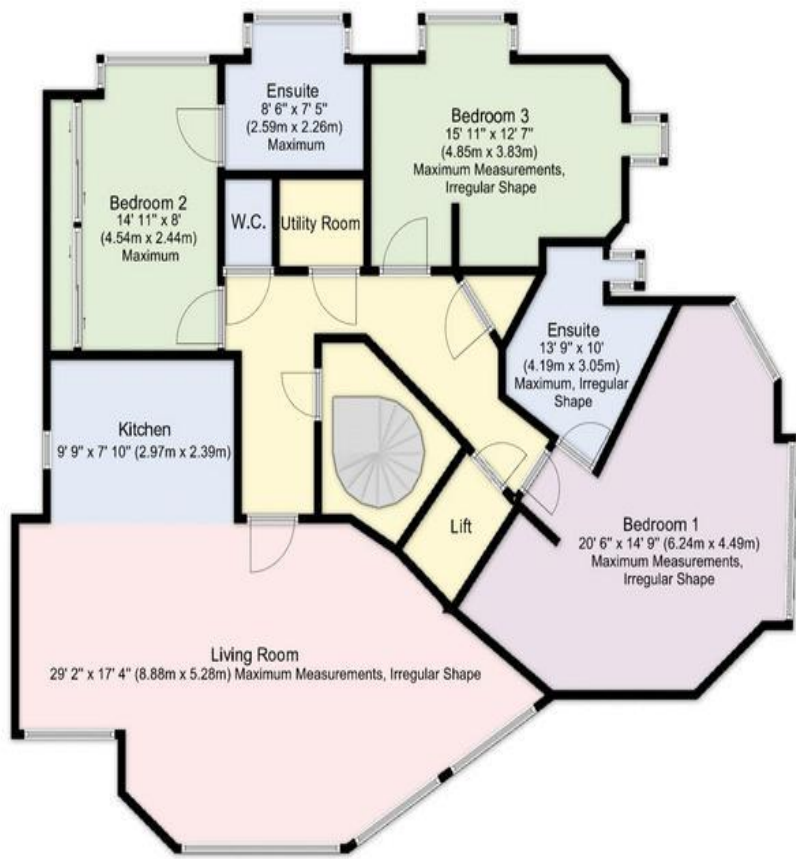
Ensuite Bathroom:- 8' 6" x 7' 5" (2.59m x 2.26m) Maximum Measurements
Window to rear, close coupled WC, sink, bath with shower over, shower screen, tiled, mirror, shaver socket, extractor fan.

Bedroom 3:- 15' 11" x 12' 7" (4.85m x 3.83m) Maximum Measurements, Irregular Shape
Windows to rear and side, radiator.

Outside:-
Staircase leads to rooftop enjoying panoramic 360 degree views. Garage with parking directly in front of the garage.

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Council Tax Band: - Fareham Borough Council. Tax Band C
Tenure: - Leasehold. Maintenance is approximately: £1,519 pa, Ground Rent n/a, Insurance: £428 pa
Property Type: - Second Floor Apartment
Property Construction: - Traditional
Electricity Supply: - Mains, Supplier: Octopus
Gas Supply - Mains, Octopus
Water Supply: - Mains
Sewerage: - Mains
Heating: - Gas
Broadband - Average available download speed for this Postcode of 1600 MPS: <https://www.openreach.com/fibre-broadband>
Mobile signal: Available - check here for all networks - <https://checker.ofcom.org.uk/>
Parking: Garage and Parking
Flood Risk: - Check at the Environment Agency's website (<http://www.environment-agency.gov.uk/homeandleisure/floods/31656.aspx>)?





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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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£500,000
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