

£479,995

96a Mays Lane
Stubbington, PO14 2ED

PROPERTY SUMMARY

This spacious detached bungalow is tucked away along a private lane just off Mays Lane and is offered for sale with no forward chain. Requiring modernisation throughout, the property presents an exciting opportunity for buyers looking to create a home to their own taste, with generous accommodation, a substantial plot and plenty of potential.

The accommodation comprises three double bedrooms and a further single bedroom, alongside a well-proportioned lounge with sliding doors opening directly onto the rear garden. There is also a kitchen offering ample storage and worktop space, a main bathroom and a separate cloakroom.

A particular highlight is the generous south-facing, L-shaped rear garden, which enjoys a good degree of privacy and provides fantastic scope for keen gardeners, families or those simply looking for plenty of outside space. The property also benefits from a garage with adjoining garden store, with the garage conveniently accessible from both the gated driveway and rear garden.

With its secluded position, generous plot and excellent potential, this is a property that really does need to be viewed to be fully appreciated. Contact our Stubbington office today to arrange your viewing.

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ENTRANCE HALLWAY

BEDROOM 1 11' 8" x 11' 8" (3.56m x 3.56m)

BEDROOM 2 13' 10" x 9' 10" (4.22m x 3m)

BEDROOM 3 11' 9" x 10' 3" (3.58m x 3.12m)

BEDROOM 4 10' 9" x 7' 11" (3.28m x 2.41m)

LOUNGE 18' 1" x 11' 9" (5.51m x 3.58m)

BATHROOM 8' 7" x 6' 5" (2.62m x 1.96m)

W/C

KITCHEN 11' 10" x 11' 8" (3.61m x 3.56m)

OUTSIDE

DRIVEWAY

GARAGE 19' 3" x 9' 9" (5.87m x 2.97m)

GARDEN STORE 14' 6" x 8' 8" (4.42m x 2.64m)

GARDEN ROOM 11' 8" x 7' 8" (3.56m x 2.34m)

WRAP AROUND GARDEN



GROUND FLOOR



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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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		84 B
69-80	C	69 C	
55-68	D		
39-54	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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