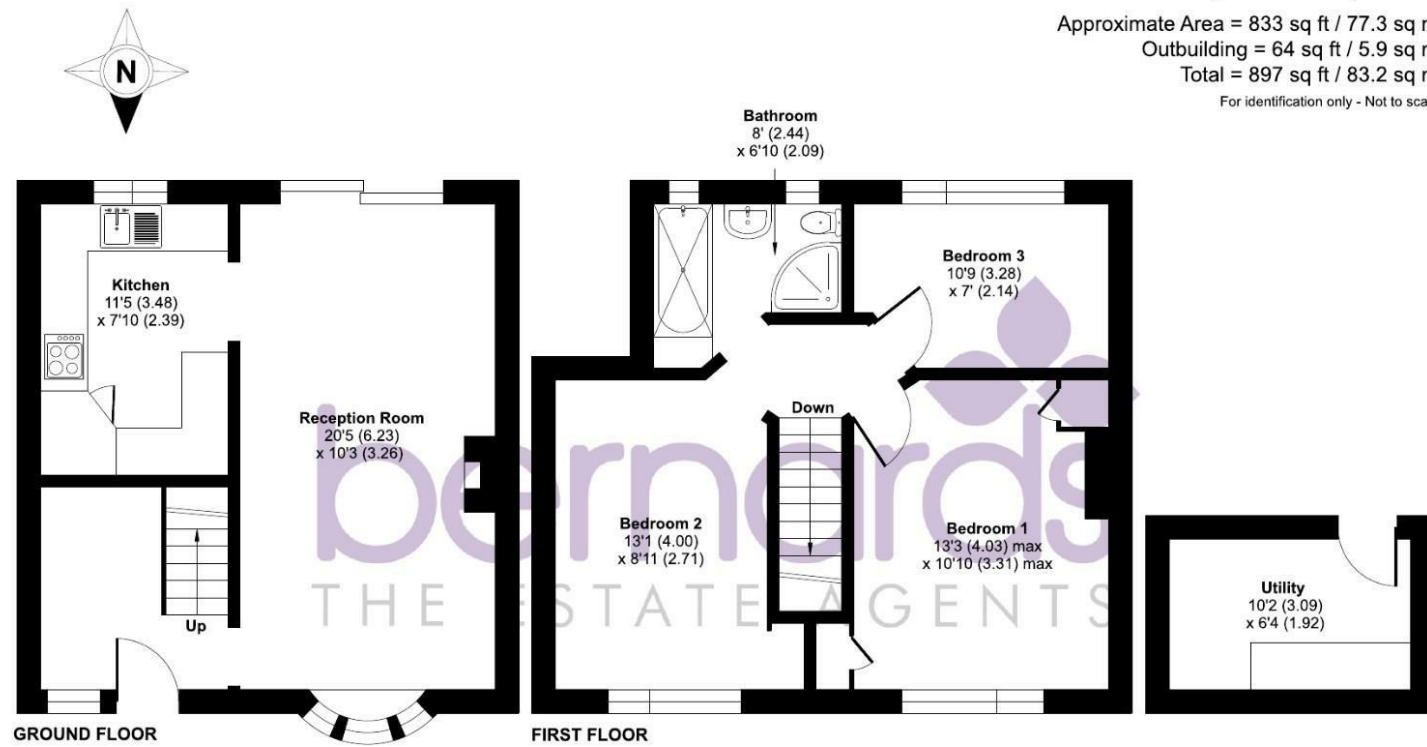
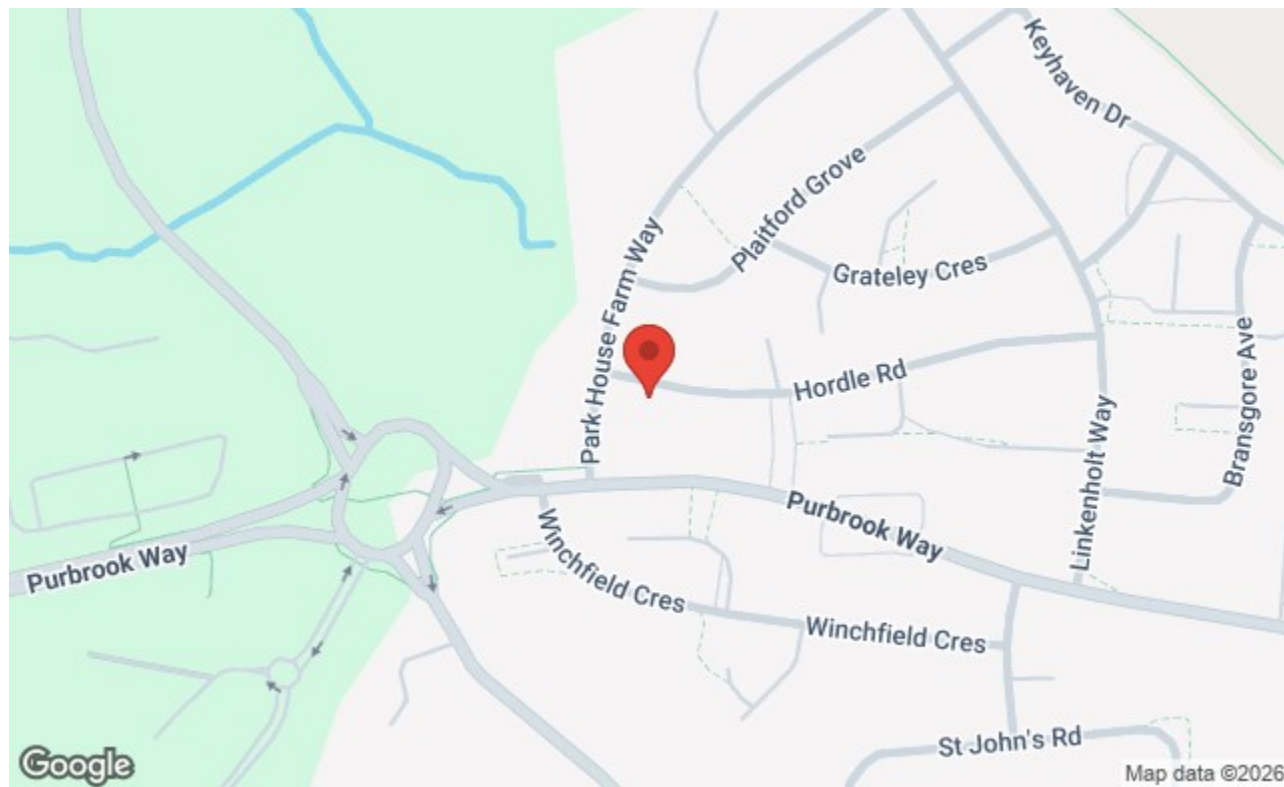


## Hordle Road, Havant, PO9

Approximate Area = 833 sq ft / 77.3 sq m  
Outbuilding = 64 sq ft / 5.9 sq m  
Total = 897 sq ft / 83.2 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: 1470587



1 North Street Arcade, Portsmouth, Hampshire, PO9 1PX  
t: 02392 482147



Guide Price £280,000

Hordle Road, Havant PO9 4BA



## HIGHLIGHTS

- ❖ THREE BEDROOMS
- ❖ PRIVATE DRIVEWAY
- ❖ BEAUTIFULLY PRESENTED
- ❖ IDEAL FIRST TIME BUY
- ❖ SOUTH FACING GARDEN
- ❖ MODERN THROUGHOUT
- ❖ FOUR PIECE BATHROOM
- ❖ MID TERRACE
- ❖ UTILITY ROOM
- ❖ CALL TO VIEW

Situated in a popular residential area, this well-presented three-bedroom mid-terrace home offers generous living space, a sunny south-facing garden and off-road parking for two vehicles.

The property opens into a welcoming entrance hall, leading through to a bright bay-fronted sitting room with plenty of space for both relaxing and entertaining. To the rear, the modern fitted kitchen overlooks the garden and features a useful instant hot water tap, making day-to-day living that little bit easier.

Upstairs, there are two good-sized double bedrooms, a comfortable single bedroom and a stylish four-piece family bathroom, complete with separate bath and shower.

Outside, the south-facing rear garden enjoys sunlight throughout much of the day and provides an excellent space for children, pets or summer barbecues. A useful outbuilding houses a dedicated utility area, helping to keep laundry appliances separate from the main living accommodation while

providing additional storage and practical workspace. Side access adds further convenience, while the driveway to the front provides parking for two vehicles.

Hordle Road is conveniently located for easy access to Havant town centre, with its range of shops, cafés and restaurants, as well as excellent transport links via Havant railway station and the A27. Families will appreciate the choice of nearby schools, while the coastline at Langstone Harbour and Hayling Island is only a short drive away, offering beautiful waterside walks and outdoor activities.

Offering well-balanced accommodation, practical outside space and a convenient location, this property is an ideal first-time purchase and perfectly suited to young families looking to put down roots in a well-connected part of Havant.

Call today to arrange a viewing

02392 482147

[www.bernardsestates.co.uk](http://www.bernardsestates.co.uk)



# PROPERTY INFORMATION

## LOUNGE / DINING ROOM

20'5" x 10'8" (6.23 x 3.26)

## KITCHEN

11'5" x 7'10" (3.48 x 2.39)

## UTILITY

10'1" x 6'3" (3.09 x 1.92)

## BEDROOM

13'2" x 10'10" (4.03 x 3.31)

## BEDROOM

13'1" x 8'10" (4.00 x 2.71)

## BEDROOM

10'9" x 7'0" (3.28 x 2.14)

## BATHROOM

8'0" x 6'10" (2.44 x 2.09)

## ANTI MONEY LAUNDERING HAVANT

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

## COUNCIL TAX BAND B

Havant Borough Council: BAND B

## 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 VERIFICATION PROCEDURE

If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

## PROPERTY REMOVALS

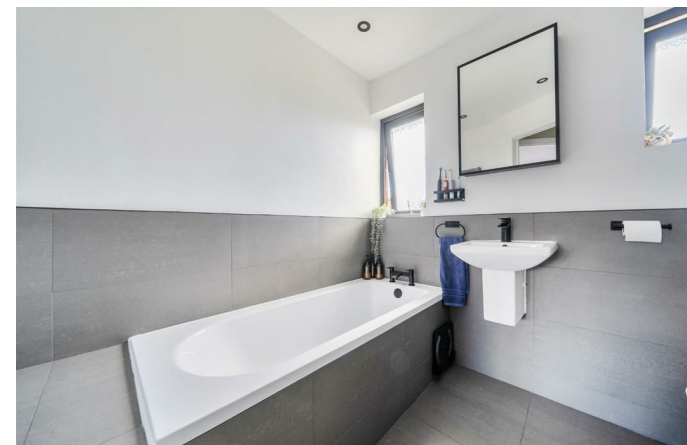
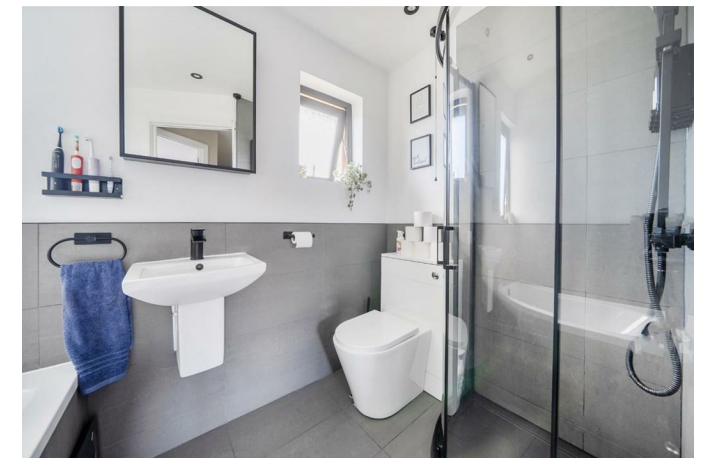
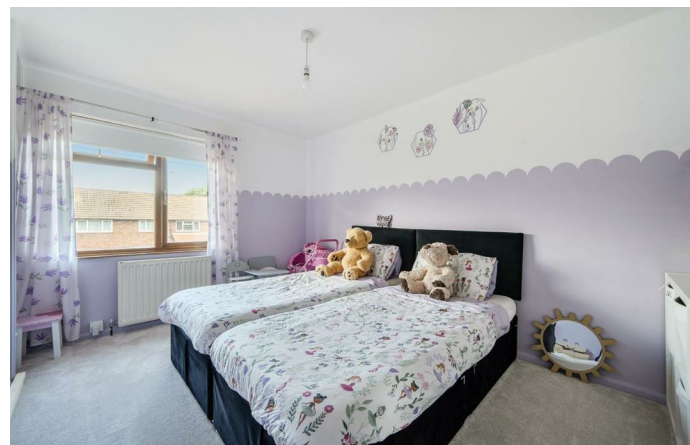
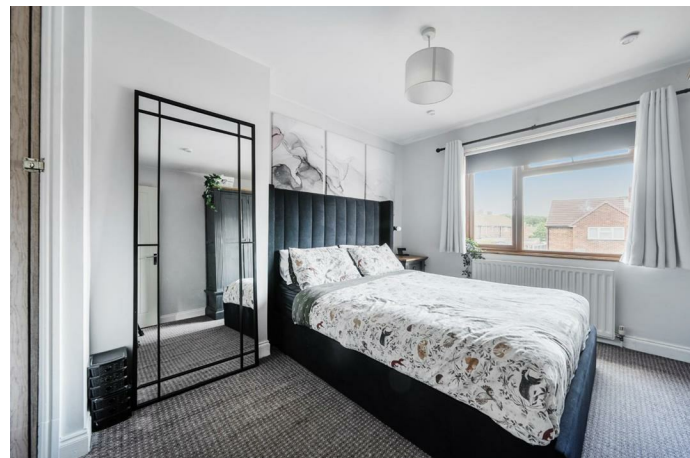
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

## SOLICITOR QUOTES

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.

## TENURE

Freehold



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			85
(81-91) B			
(69-80) C		68	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



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