



38 Arbour Court, Whiteley, Fareham, PO15 7FG

Asking Price £185,000



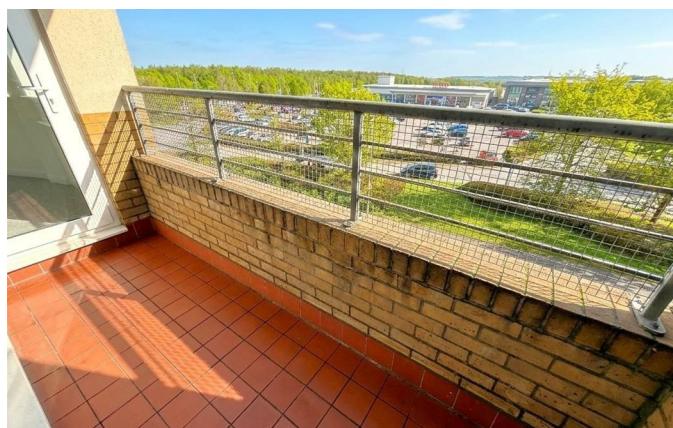
Arbour Court | Whiteley

Fareham | PO15 7FG

Asking Price £185,000

W&W are pleased to offer for sale this 2025 re-decorated two double bedroom top floor apartment offered with no chain ahead. The property enjoys two double bedrooms, lounge/dining room with a southerly facing balcony, kitchen, main bathroom & en-suite shower room to the main bedroom. The property also benefits from allocated parking & communal gardens.

Arbour Court is ideally situated with Whiteley Shopping Centre on your doorstep, providing a variety of eateries & amenities including Tesco & Cineworld Cinema, also just around the corner is Meadowside leisure centre. Also within walking distance you have two local schools; Cornerstone Primary School & Whiteley Primary School.





Well presented two double bedroom top floor apartment

Offered with no chain ahead

Entrance hall with two built in cupboards

Kitchen with built in oven & hob with washing machine and tumble dryer to remain

Lounge/dining room with centrepiece fireplace & double doors opening out onto the southerly facing balcony

Main bedroom benefitting from built in storage & en-suite shower room

Additional guest bedroom with door opening out onto the balcony

Main bathroom comprising three piece white suite

Allocated parking

Use of communal gardens

Communal lift to all floors

976 Years remaining on the lease

Service charge approx. £1780 PA

Ground rent charge approx. £125 PA

ADDITIONAL INFORMATION

Property construction - Traditional brick build

Electricity supply - Mains

Water supply - Mains

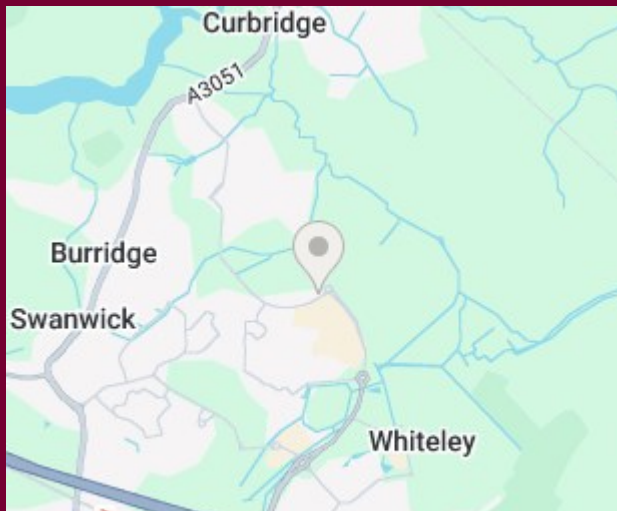
Sewerage - Mains

Heating - Electric storage heaters

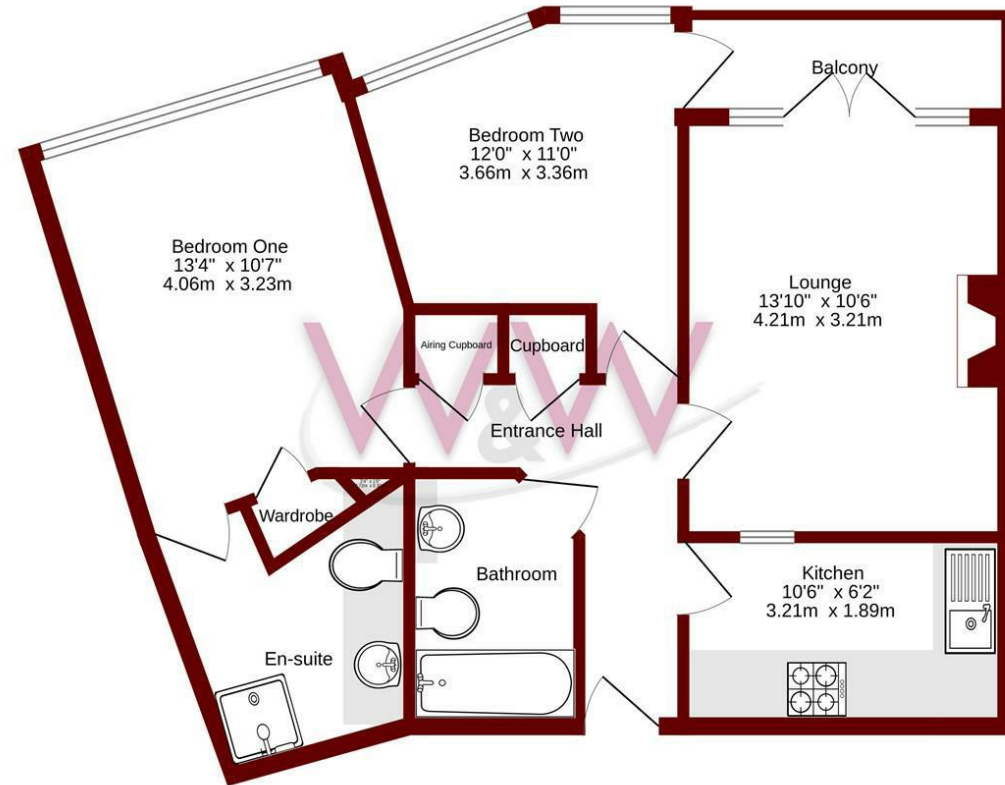
Broadband - There is no broadband currently connected to the property

Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

The current seller informs us that they have mobile signal and are no current black spots. Please check here for all networks - <https://checker.ofcom.org.uk/>



Ground Floor
617 sq.ft. (57.4 sq.m.) approx.



TOTAL FLOOR AREA : 617 sq.ft. (57.4 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		78	82
(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	

Council Tax Band - C

Tenure - Leasehold

Current EPC Rating - C

Potential EPC Rating - B

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