



29 Rattigan Gardens, Whiteley, Fareham, PO15 7EA

Asking Price £285,000



Rattigan Gardens | Whiteley
Fareham | PO15 7EA
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W&W are delighted to offer for sale this extremely well presented & improved two bedroom staggered end of terraced house. The property boasts two double bedrooms, lounge/dining room, kitchen, cloakroom & modern re-fitted bathroom. The property also benefits from a rear garden and driveway parking to the front.

Rattigan Gardens is situated in the ever popular 'Sweethills Crescent' area of Whiteley, the shopping centre is just a 15 minute walk away providing a variety of shops, eateries and other amenities. The A27 & M27 are easily accessible as is Swanwick Train Station. Whiteley School is also within walking distance and bus stops close by with links to local Secondary Schools - Henry Cort Community College and Swanmore College

ID Checks/ Anti Money Laundering Checks

Should a purchaser(s) have an offer accepted on a property marketed by Walker & Waterer Estate agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £25 inc. VAT per person, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.





Extremely well presented & improved two double bedroom staggered end of terraced home

Entrance hall with downstairs cloakroom & storage cupboard

2026 re-decorated throughout, replacement flooring to the lounge/dining room, downstairs cloakroom, main bathroom & replacement carpets to the stairs, landing and both bedrooms

Kitchen enjoying integrated oven/hob with space for additional appliances

Spacious lounge/dining room with double doors opening out onto the rear garden & attractive wood effect laminate flooring

Main bedroom with twin windows to the front

Guest bedroom benefitting from built in storage cupboard

2026 Modern re-fitted main bathroom comprising three piece white suite & attractive wall tiling

Southerly facing landscaped rear garden enjoying paved patio area perfect for alfresco dining, raised area laid to lawn, shed to remain & side access

Driveway parking to the front for two vehicles

AGENTS NOTE - The current seller can offer no chain ahead if required

ADDITIONAL INFORMATION

Property construction - Traditional brick build

Electricity supply - Mains

Water supply - Mains

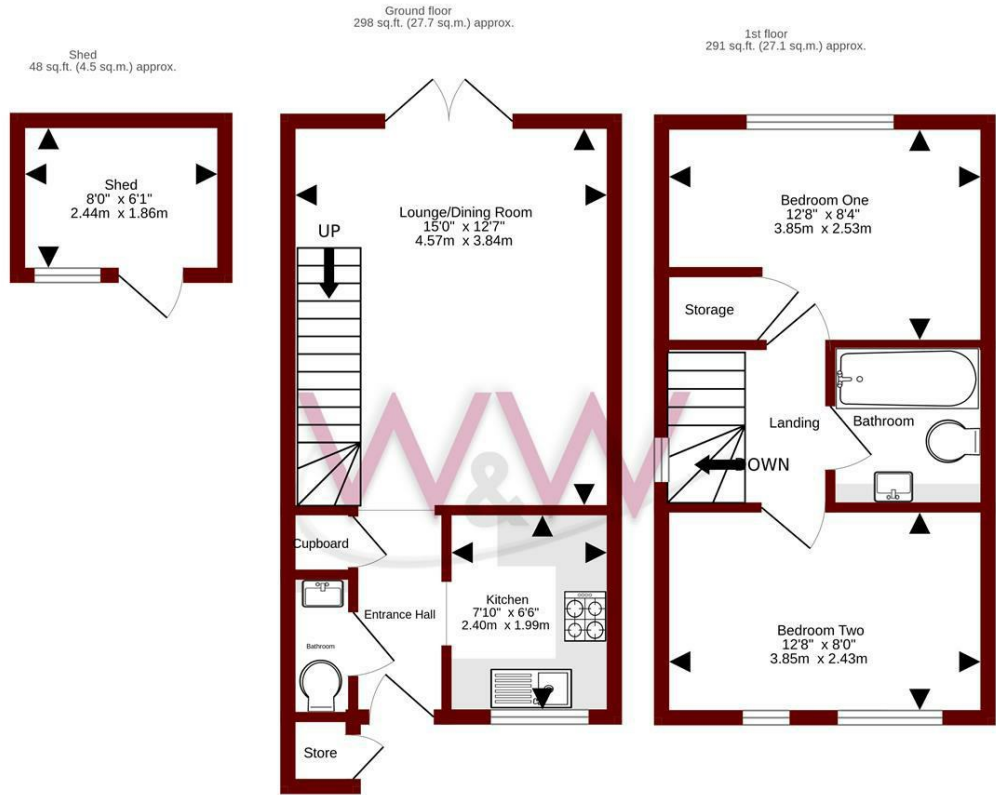
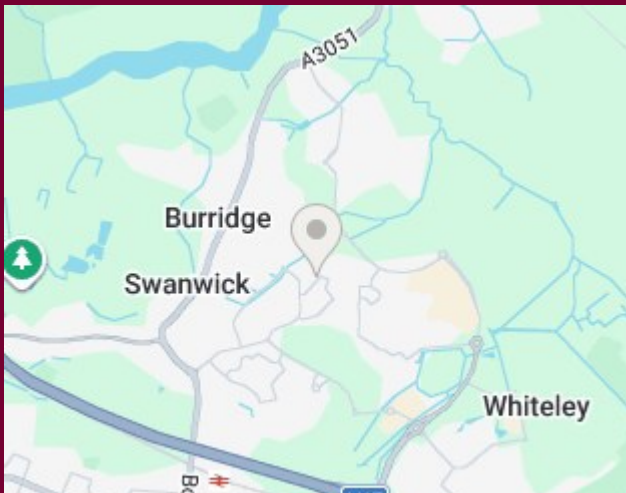
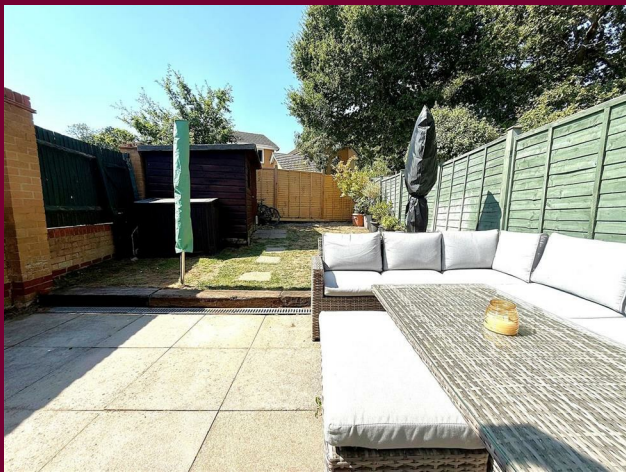
Sewerage - Mains

Heating - Gas central heating with replacement combination boiler

Broadband - There is broadband connected to the property

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

Please check here for all mobile networks - <https://checker.ofcom.org.uk/>



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		88
(69-80) C		
(55-68) D	67	
(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 - Freehold

Current EPC Rating - D

Potential EPC Rating - B

H3 Whiteley Shopping Centre

Whiteley Way

Whiteley

Hants

PO15 7PD

01489 580800

whiteley@walkerwaterer.co.uk

www.walkerwaterer.co.uk