



£399,950
34 Oxford Close
Fareham, PO16 7PA

Situated in the highly sought-after Uplands area of Fareham, this well-presented three bedroom semi-detached home is now available to the market. The property is conveniently positioned within close proximity to local schools, amenities, transport links and Fareham town centre. The ground floor features a nicely decorated and welcoming living room alongside an open-plan kitchen/diner. A separate utility room and convenient downstairs WC add further practicality to the home. Upstairs, the property offers three bedrooms and a modern family bathroom. Externally, the property benefits from a generous south-facing rear garden, providing an excellent space to relax and enjoy throughout the year. To the front, there is driveway with parking for several vehicles and an attached garage. If this property is of interest, do not hesitate to reach out to our Fareham branch to arrange a viewing today!

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PORCH

HALLWAY

LOUNGE 15' 07" x 11' 05" (4.75m x 3.48m)

KITCHEN/DINER 10' 08" x 17' 05" (3.25m x 5.31m)

UTILITY ROOM 9' 08" x 5' 08" (2.95m x 1.73m)

WC 6' 04" x 2' 07" (1.93m x 0.79m)

FIRST FLOOR LANDING

BEDROOM ONE 16' 02" into bay x 9' 10" (4.93m x 3m)

BEDROOM TWO 10' 08" at widest point x 9' 11" (3.25m x 3.02m)

BEDROOM THREE 9' 11" at widest point x 7' 03" (3.02m x 2.21m)

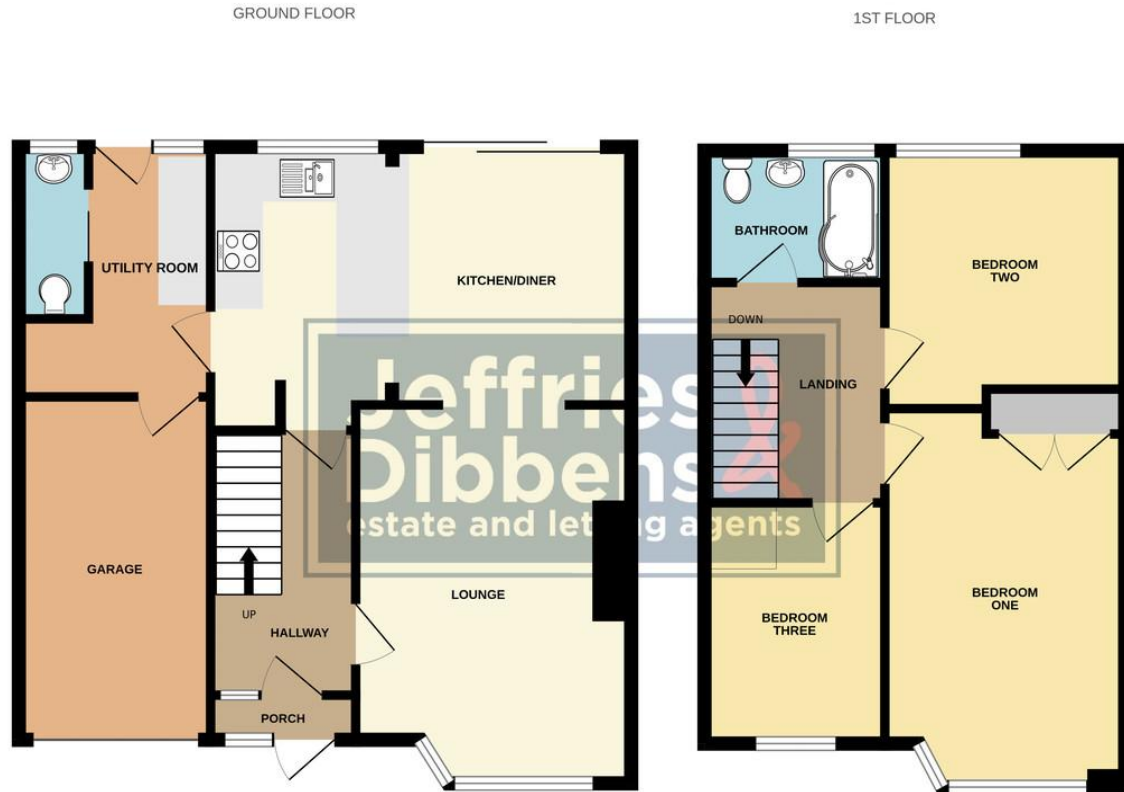
BATHROOM 5' 05" x 7' 01" (1.65m x 2.16m)

GARDEN 52' approx. (15.85m)

GARAGE

DRIVEWAY





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 D

VIEWINGS
 By prior appointment only

EPC graph to follow

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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