



20 Castilian Way, Whiteley, Fareham, PO15 7NR

Asking Price £240,000



Castilian Way | Whiteley

Fareham | PO15 7NR

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W&W are delighted to offer for sale this well presented two double bedroom detached freehold coach house offered with no forward chain. Internally, the property boasts two bedrooms, lounge/dining room, kitchen, main bathroom & en-suite shower room. The property also benefits from a garage & allocated parking.

Castilian Way is accessed via Botley Road, Swanwick & enjoys woodland walks close by, including a short cut through to the local Whiteley Primary School & Co Op. Also within walking distance are the amenities of both Park Gate & Whiteley including Swanwick train station.



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.





Well presented two double bedroom detached freehold coach house

No chain ahead

Welcoming entrance hall enjoying attractive wood flooring

Dual aspect lounge/dining room with feature Juliette balcony

Modern kitchen enjoying attractive wood effect worktops, high gloss cabinets, integrated oven/hob with space for additional appliances

Main bedroom benefitting from en-suite shower room

Guest bedroom

Modern main bathroom comprising three piece suite

Garage with understairs storage cupboard

Driveway parking

Estate management charge approx. £197 PA

ADDITIONAL INFORMATION

Property construction - Traditional brick build

Electricity supply - Mains

Water supply - Mains

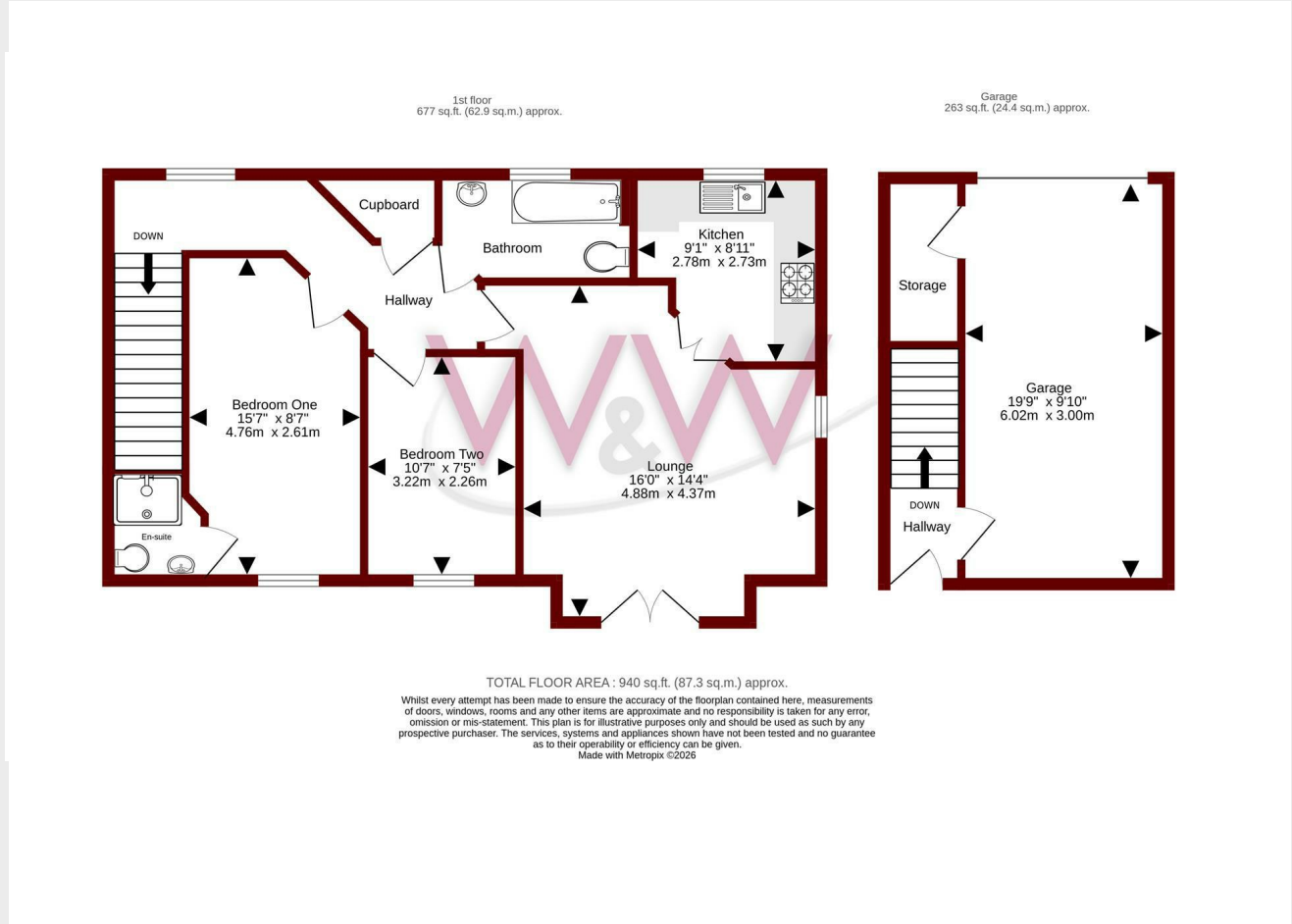
Sewerage - Mains

Heating - Gas central heating

Broadband - There is broadband 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/>



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(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 - B

Tenure - Freehold

Current EPC Rating - TBC

Potential EPC Rating - TBC

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