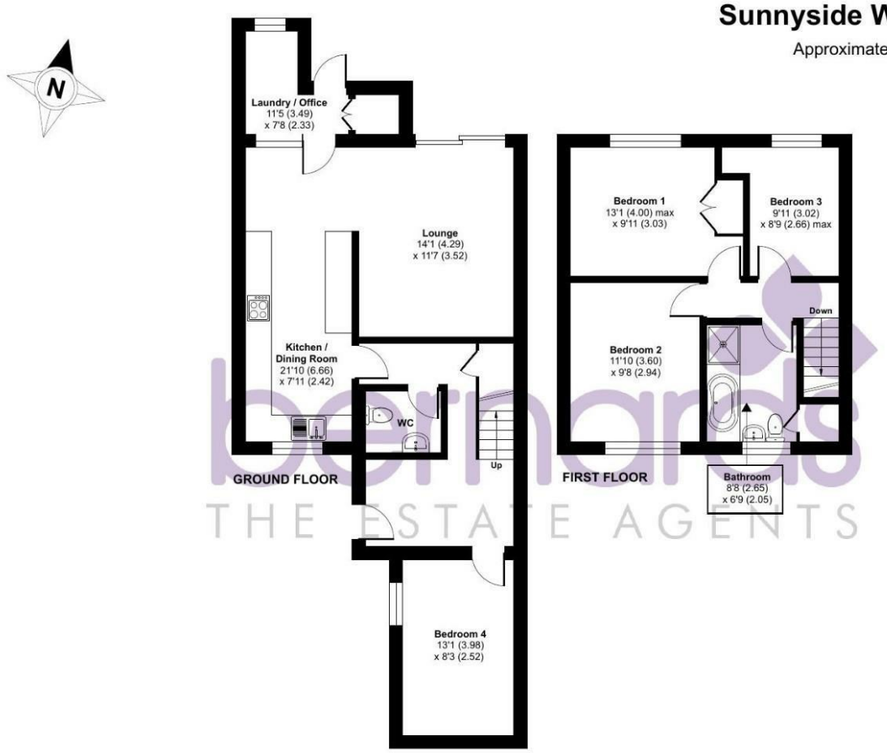
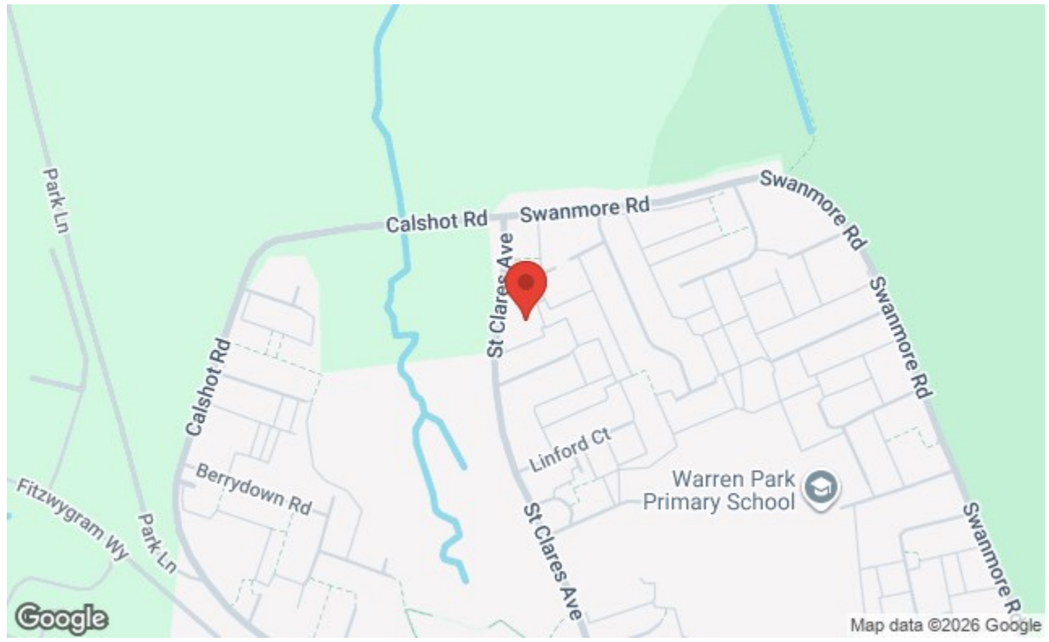


Sunnyside Walk, Havant, PO9

Approximate Area = 1139 sq ft / 105.8 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). © nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1549062



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

FOR SALE

Guide Price £280,000

Sunnyside Walk, Havant PO9 4HG

bernards THE ESTATE AGENTS



4 1 1

HIGHLIGHTS

- MID TERRACE
- FOUR BEDROOM
- KITCHEN/DINING ROOM
- LOUNGE/DINER
- DOWNSTAIRS WC
- LAUNDRY/OFFICE
- PITCHED ROOF
- OFF ROAD PARKING
- FIRST TIME BUY
- A MUST VIEW

Situated in the popular residential area of Sunnyside Walk, Havant, this attractive four-bedroom mid-terrace home offers spacious and versatile accommodation, making it an ideal purchase for families and professionals alike.

Upon entering, you are welcomed by a bright and inviting entrance hall, complete with underfloor heating and stylish ceiling lighting. The property boasts a spacious kitchen/diner which flows seamlessly into the lounge, creating a fantastic living space, perfect for both everyday family life and entertaining. The ground floor further benefits from a convenient downstairs WC, a separate utility/laundry room and a dedicated home office, ideal for those working remotely.

The property offers three well-proportioned bedrooms on the first floor, with the principal bedroom benefiting from built-in storage. The first floor also features a family bathroom, fitted with both a bath and a separate shower, along with a useful corner storage area.

A fantastic feature of this home is the converted garage, which now provides a fourth bedroom on the ground floor, offering excellent flexibility for growing families, guests or those seeking additional accommodation.

The property is presented in good condition throughout and further benefits from off-road parking for two vehicles, adding convenience for homeowners.

Ideally positioned within a pleasant residential location, the property is within easy reach of local amenities, schools and transport links.

Offering generous and versatile living accommodation, four bedrooms across two floors, a family bathroom, downstairs WC, utility room, home office and off-road parking, this fantastic home has so much to offer. An early viewing is highly recommended!

Call today to arrange a viewing
02392 482147
www.bernardsestates.co.uk

PROPERTY INFORMATION

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

HAVANT COUNCIL TAX BAND
Havant Borough Council: BAND

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 OF PROPERTY
Freehold

KITCHEN/DINING ROOM
21'10" x 7'11" (6.66 x 2.42)

LOUNGE
14'0" x 11'6" (4.29 x 3.52)

LAUNDRY/OFFICE
11'5" x 7'7" (3.49 x 2.33)

BEDROOM ONE
13'1" x 9'11" (4.00 x 3.03)

BEDROOM TWO
11'9" x 9'7" (3.60 x 2.94)

BEDROOM THREE
9'10" x 8'8" (3.02 x 2.66)

BEDROOM FOUR
13'0" x 8'3" (3.98 x 2.52)

BATHROOM
9'4" x 6'8" (2.85 x 2.05)









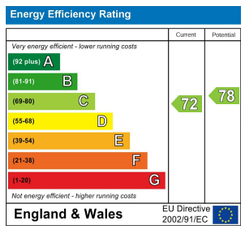












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