

£360,000
29 Fair Isle Close
Stubbington, PO14 3RT

PROPERTY SUMMARY

This well-presented three-bedroom home is situated in the quiet cul-de-sac of Fair Isle Close, overlooking a beautiful green space.

The ground floor benefits from a bright and spacious lounge with two windows allowing plenty of natural light, under stairs storage, a dining area with sliding doors opening onto the rear garden, and a neutral kitchen offering ample storage. Upstairs, there are three bedrooms. The main bedroom enjoys a dual aspect and built-in wardrobes, the second bedroom is a good size double, while the third bedroom also benefits from a useful storage cupboard. There is also a family bathroom fitted with a shower over the bath. The west-facing rear garden features a patio area, lawn, and shed, making it an ideal space for relaxing and entertaining. Further benefits include a garage with power and a driveway providing off-road parking for multiple vehicles. Ideally located, the property is conveniently positioned for both Stubbington Village and Hill Head Beach.





HALLWAY

LOUNGE 12' 08" x 12' 06" (3.86m x 3.81m)

DINING ROOM 12' 01" x 7' 09" (3.68m x 2.36m)

KITCHEN 11' 05" x 7' 05" (3.48m x 2.26m)

BATHROOM 7' 0" x 6' 02" (2.13m x 1.88m)

BEDROOM 1 13' 01" x 9' 07" (3.99m x 2.92m)

BEDROOM 2 11' 11" x 08' 05" (3.63m x 2.57m)

BEDROOM 3 9' 02" x 7' 05" (2.79m x 2.26m)

OUTSIDE

GARAGE 17' 09" x 8' 04" (5.41m x 2.54m)

REAR GARDEN

DRIVEWAY

GROUND FLOOR

1ST FLOOR



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 C

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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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