



**Addison**  
ESTATE AGENTS



9 Sorrel Drive, Whiteley, Fareham, PO15 7JL

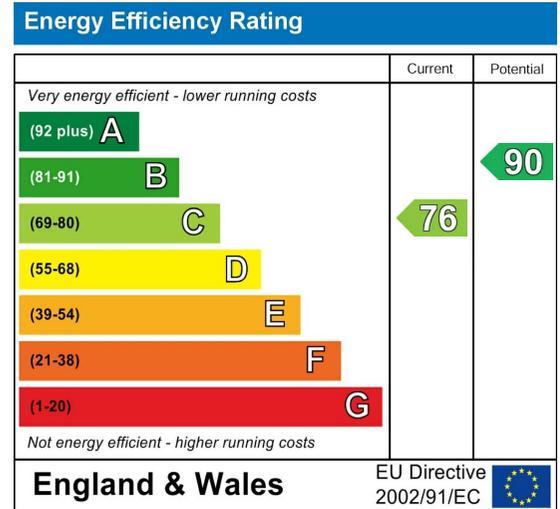
**£265,000 Freehold**

Located in the desirable area of Sorrel Drive, Whiteley, this charming two-bedroom house presents an excellent opportunity for both first-time buyers and investors alike. With no forward chain, the property is ready for immediate occupancy, allowing for a smooth transition into your new home.

Originally owner-occupied, this residence has also enjoyed recent years as a rental, showcasing its appeal and practicality. The location is particularly advantageous, as it is within walking distance to the vibrant Whiteley shops and business park, providing a wealth of amenities and employment opportunities right on your doorstep.

Inside, the house boasts a modern bathroom, ensuring comfort and convenience for daily living. Additionally, a recently updated boiler adds to the property's appeal, offering peace of mind and efficiency.

This delightful home is perfect for those seeking a blend of modern living and accessibility in a thriving community. Whether you are looking to settle down or invest.



## Further Information

**Local Council:**

**Council Tax Band:**

**C**

**Amount Payable for 2025/2026:**

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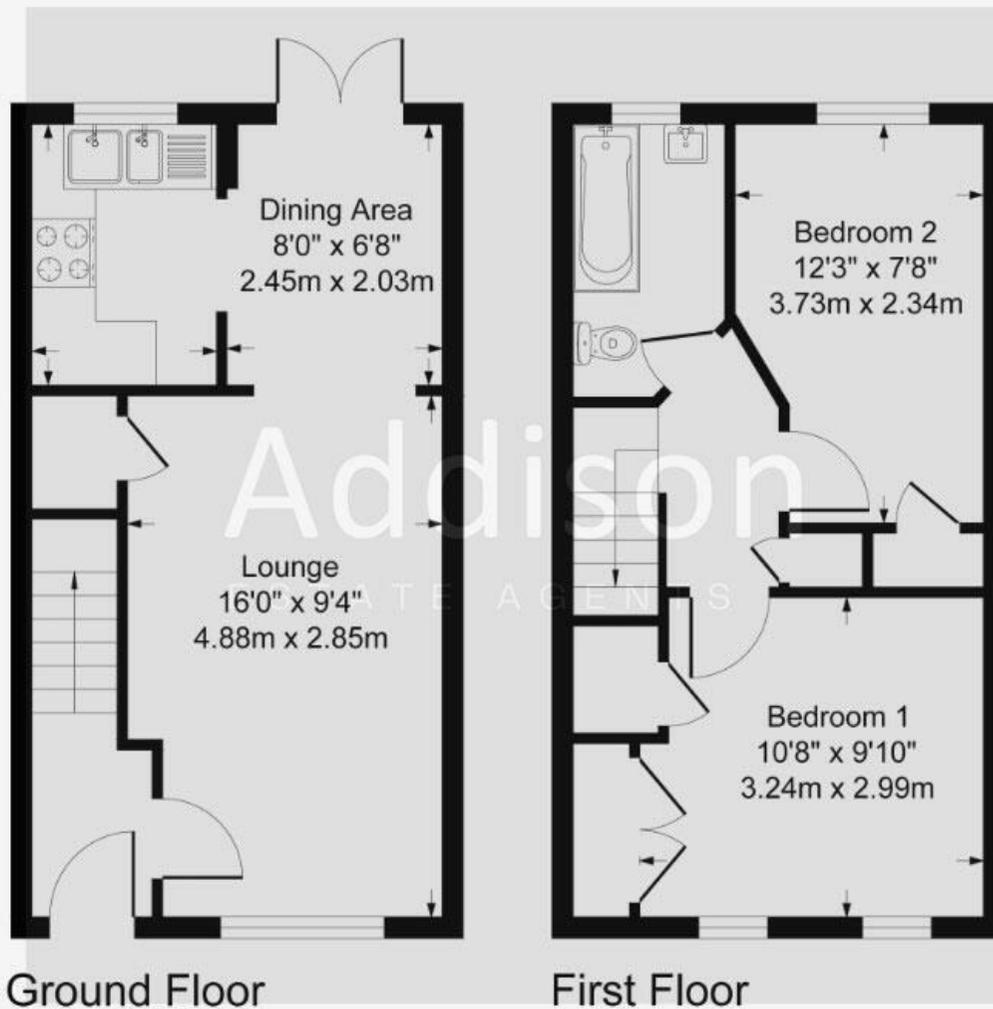
**Estate Management Charge:**

**TBC**



## Approximate Gross Internal Area

618 sq ft - 57 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate.  
This floorplan is for illustrative purposes only and not to scale.  
Measured in accordance with RICS Standards.

- No forward chain, move quickly
- Modern family bathroom with window
- Walking distance to Whiteley shops
- Modern gas boiler serving central heating system
- Two comfortable bedrooms both with wardrobes
- Ideal for owner occupier or buy to let
- Modern UPVC Double glazing throughout
- Close to business park
- Great transport links nearby
- Viewing highly recommended



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01489 668 999



[sales@addisonestateagents.co.uk](mailto:sales@addisonestateagents.co.uk)



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