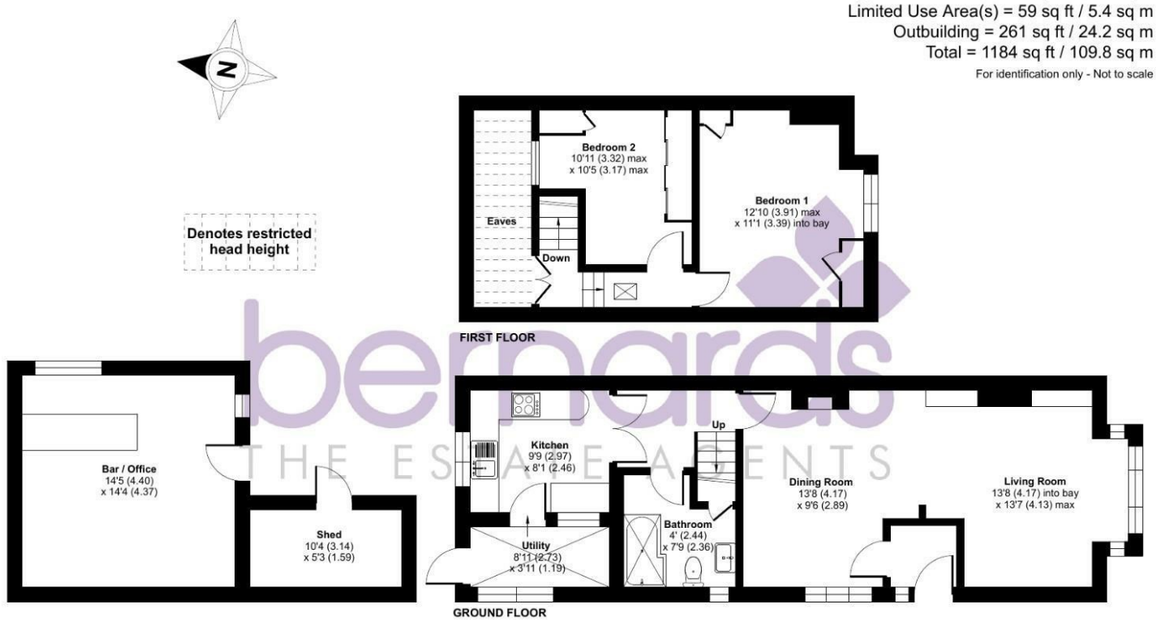
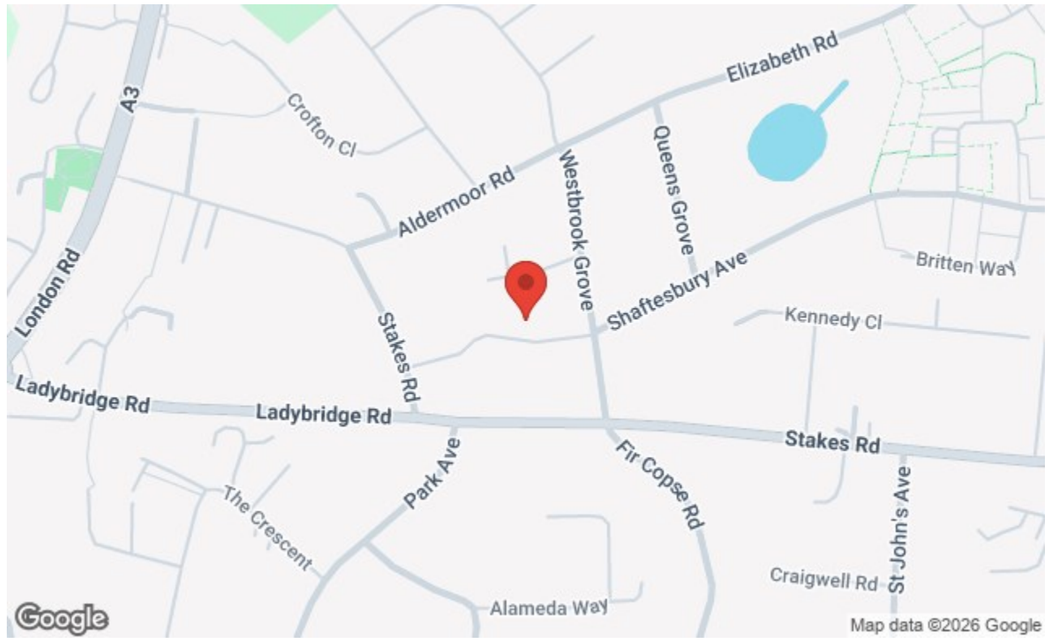
Park Farm Road, Waterlooville, PO7

Approximate Area = 864 sq ft / 80.2 sq m
Limited Use Area(s) = 59 sq ft / 5.4 sq m
Outbuilding = 261 sq ft / 24.2 sq m
Total = 1184 sq ft / 109.8 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: 1407405



Nelson House 47 London Road, Waterlooville, Hants, PO7 7EX
t: 02392 232 888

FOR SALE

Offers In Excess Of £300,000

Park Farm Road, Waterlooville PO7 5HN

bernards THE ESTATE AGENTS



2 1 2

HIGHLIGHTS

- TWO BEDROOMS
- SEMI-DETACHED
- CHALET
- TWO RECEPTIONS
- KITCHEN & UTILITY
- LOW MAINTENANCE GARDEN
- IDEAL FOR FAMILIES
- OUTBUILDING
- SOUGHT AFTER LOCATION
- A MUST VIEW

Nestled on the charming Park Farm Road in Waterlooville, this delightful semi-detached house offers a perfect blend of modern living and comfort. With two bedrooms, this home is ideal for small families, couples, or individuals seeking a peaceful retreat.

Upon entering, you are greeted by two inviting reception rooms that provide ample space for relaxation and entertaining. The modern design throughout the property ensures a fresh and contemporary feel, making it easy to envision your own personal touches. The layout is both practical and appealing, allowing for a seamless flow between the living areas.

The property boasts a well-maintained bathroom, ensuring convenience for all residents. Outside, you will find a lovely garden complete with an outbuilding that can serve as a bar or additional storage space, perfect for hosting gatherings or enjoying quiet evenings outdoors.

In summary, this modern semi-detached home on Park Farm Road is a wonderful opportunity for those looking to settle in a vibrant community. With its spacious reception rooms, two comfortable bedrooms, and a charming garden outbuilding, this property is sure to impress. Don't miss the chance to make this lovely house your new home.

Call today to arrange a viewing
02392 232 888
www.bernardsestates.co.uk

PROPERTY INFORMATION

LIVING ROOM
13'8" into bay x 13'7' (4.17m into bay x 4.14m')

DINING ROOM
13'8" x 9'6' (4.17m x 2.90m')

KITCHEN
9'9' x 8'1" (2.97m' x 2.46m)

UTILITY
3'11"x 8'11" (1.19mx 2.72m)

BATHROOM
7'9" x 4' (2.36m x 1.22m)

BEDROOM ONE
12'10' x 11'1" into bay (3.91m' x 3.38m into bay)

BEDROOM TWO
10'11" x 10'5" (3.33m x 3.18m)

OUTBUILDING (BAR/OFFICE)
14'5" x 14'4" (4.39m x 4.37m)

SHED
10'4"x 5'3" (3.15mx 1.60m)

ANTI MONEY LAUNDERING
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

BERNARDS OFFER CHECK 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.

SOLICITOR/ CONVEYANCING
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.





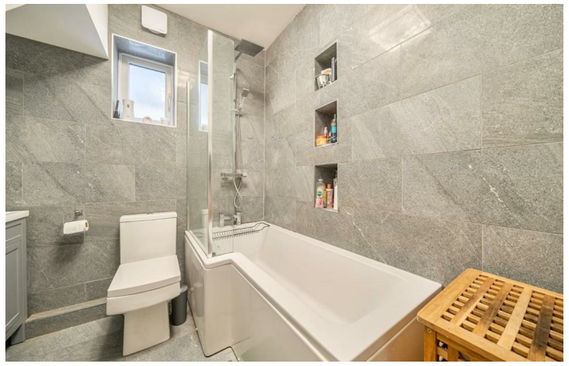




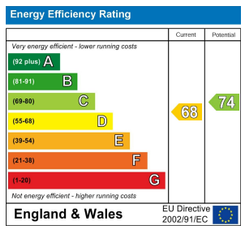












Scan here to see all our properties for sale and rent

Call today to arrange a viewing
02392 232 888
www.bernardsestates.co.uk