



£300,000
28 Ferneham Road
Fareham, PO15 5BT

Ideally situated in a highly sought-after location to the west of Fareham town centre, this extended two-bedroom semi-detached bungalow is offered for sale with no forward chain. The property comprises two bedrooms, a bathroom, fitted kitchen, lounge and a separate dining room, providing flexible living space. Outside, there are front and rear gardens, with the potential to create off road parking to the front, subject to the necessary consents. A shared driveway provides access to a garage. With its popular location, flexible accommodation and potential for further improvement, an early viewing is highly recommended. Please contact our Fareham office to arrange your appointment.

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ENTRANCE HALL

LOUNGE 14' 11" x 12' 0" (4.55m x 3.66m)

BEDROOM ONE 12' 4" x 10' 11" (3.78m x 3.34m)

BEDROOM TWO 9' 0" x 7' 8" (2.75m x 2.36m)

BATHROOM 5' 10" x 5' 2" (1.79m x 1.60m)

KITCHEN 9' 7" x 8' 11" (2.94m x 2.72m)

DINING ROOM 9' 6" x 8' 11" (2.90m x 2.73m)

REAR GARDEN

GARAGE 16' 2" x 8' 4" (4.94m x 2.56m)

SHARED DRIVEWAY

GROUND 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	69 C	77 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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