



Offers Over **£145,000** Leasehold

A well-presented two double bedroom ground floor apartment, benefiting from its own private front door, a garden area, and an allocated parking space. The accommodation comprises a hallway with a useful storage cupboard, a bright lounge with a modern fitted kitchen area, a spacious main bedroom, a second double bedroom, and a separate bathroom. Externally, the property enjoys a private garden area along with an allocated parking space. Ideally situated, the property is within close proximity to Fareham town centre and offers excellent access to the M27, making it perfect for commuters and those looking for convenient local amenities. Contact Jeffries & Dibbens in Fareham today to arrange your viewing!



LOUNGE/KITCHEN AREA
19' 7" x 11' 0" (5.97m x 3.35m)



HALLWAY

BEDROOM ONE
20' 3" x 7' 5" (6.17m x 2.26m)

BEDROOM TWO
14' 5" x 7' 7" (4.39m x 2.31m)



BATHROOM

AIRING CUPBOARD

ALLOCATED PARKING

| Energy Efficiency Rating | | Current | Potential |
|---|----------|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92+) | A | | |
| (81-91) | B | | |
| (69-80) | C | | |
| (55-68) | D | | |
| (39-54) | E | 52 | 52 |
| (21-38) | F | | |
| (1-20) | G | | |
| Not energy efficient - higher running costs | | | |
| England & Wales | | EU Directive 2002/91/EC | |
| WWW.EPC4U.COM | | | |



LEASE INFORMATION:



As of April 2026, the vendor has informed us that the lease details are as follows:-

Tenure: Leasehold

Landlord/Managing Agent: Ensign Management

Balance of Lease: 204 years

Ground Rent Charges: Peppercorn

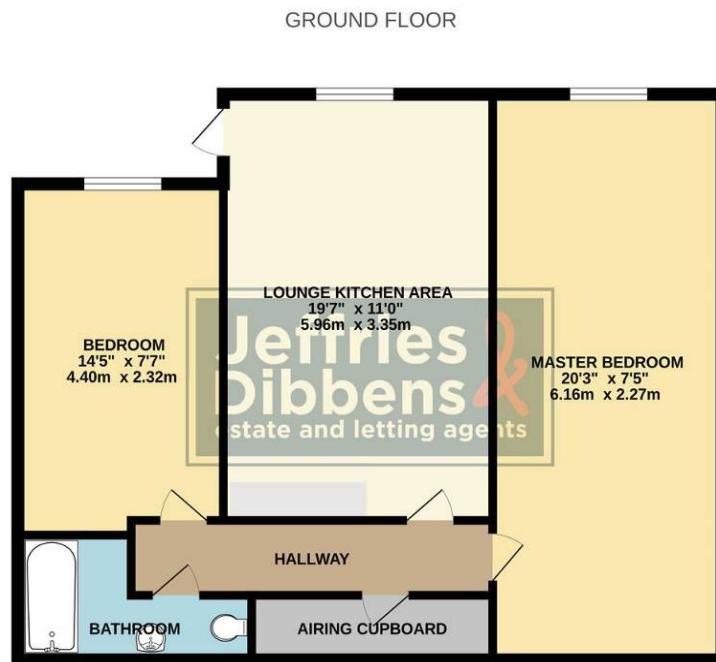
Ground Rent Review Period: N/A

Maintenance/Service Charges: £1,666 per annum

Maintenance /Service Charges Review Period: Annually

Building Insurance: £336.09 per annum

Confirmation of all charges relating to this property should be confirmed by your solicitor prior to any exchanging of contracts.



TOTAL FLOOR AREA: 570sq.ft. (53.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of floors, windows, doors 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.
Made with floorplan 02002.

OFFICE ADDRESS

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OFFICE DETAILS

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