



**£225,000**  
**29 Queens Crescent**  
Stubbington, PO14 2QE

## PROPERTY SUMMARY

This extended, two bedroom, semi-detached bungalow is offered for sale with no forward chain, and is situated in the popular location of Queens Crescent, which is within walking distance to Stubbington Village. Benefits to this property include a spacious lounge overlooking the front garden, two bedrooms and a bathroom. This property also has a kitchen leading out onto the dining room with double doors opening up to the rear garden. Other benefits include gas central heating, double glazing, and a private south-facing rear garden, with side access and a summer house. This is a great opportunity for someone to secure their forever home in a great location. Please call our Stubbington Office today to secure your viewing.





## HALLWAY

**LOUNGE** 15' 2" x 12' 3" (4.62m x 3.73m)

**KITCHEN** 10' 1" x 8' 11" (3.07m x 2.72m)

**DINING ROOM** 9' 6" x 8' 11" (2.9m x 2.72m)

**MASTER BEDROOM** 12' 3" x 11' 1" (3.73m x 3.38m)

**BEDROOM TWO** 9' 2" x 7' 9" (2.79m x 2.36m)

## BATHROOM

## OUTSIDE

## REAR GARDEN

## FRONT GARDEN

## SUMMER HOUSE

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold).

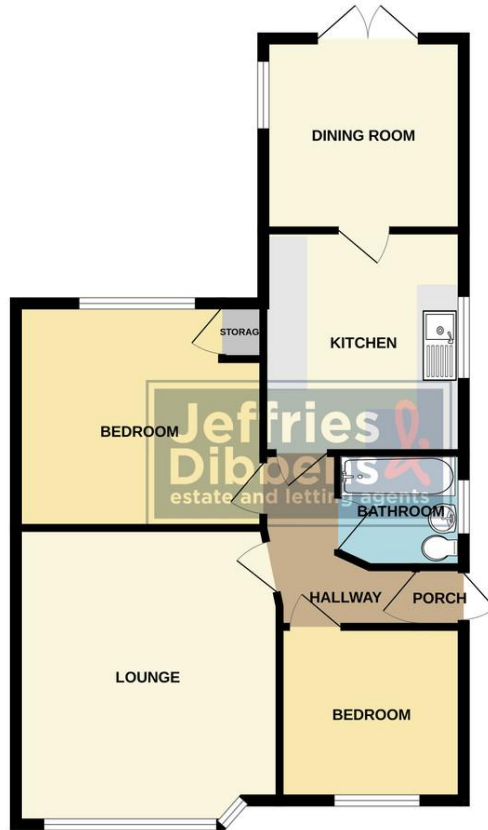
A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.

The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.

Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.



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		84 B
69-80	C		
55-68	D	63 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

**Jeffries  
Dibbens**  
estate and letting agents

**OFFICE ADDRESS**

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