



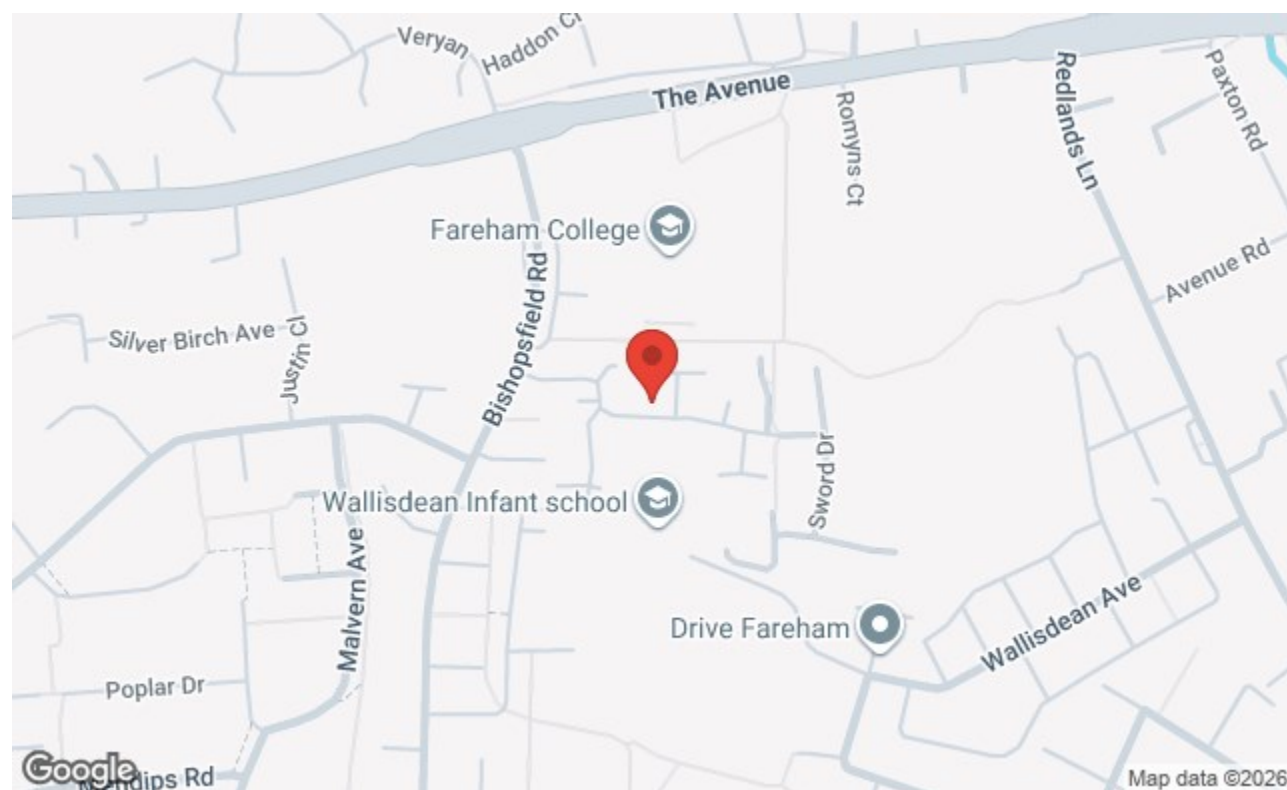
Normandy Road, Fareham, PO14

Approximate Area = 1385 sq ft / 128.6 sq m (excludes carport)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecorn 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1400360



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t: 01329756500



Offers In Excess Of £400,000

Normandy Road, Fareham PO14 1FJ

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ TOWNHOUSE
- ❖ FOUR BEDROOMS
- ❖ FOUR PIECE BATHROOM AND ENSUITE
- ❖ LOUNGE
- ❖ OPEN PLAN KITCHEN/DINER
- ❖ TWIN CARPORT
- ❖ WELL PRESENTED HOME
- ❖ A MUST VIEW
- ❖ WALKING DISTANCE TO FAREHAM TRAIN STATION
- ❖ ENCLOSED REAR GARDEN

Located on Normandy Road in Fareham, this charming townhouse offers a perfect blend of comfort and convenience. Spanning an impressive 1,384 square feet, the property boasts two spacious reception rooms, ideal for both relaxation and entertaining. With four well-proportioned bedrooms, there is ample space for families or those seeking a home office.

The property features two modern bathrooms, including a luxurious four-piece bathroom and an ensuite, ensuring that morning routines are both efficient and enjoyable. The open plan kitchen and dining area create a welcoming atmosphere, perfect for family gatherings or casual meals with friends.

For those who require parking, the townhouse includes a twin carport, accommodating up to two vehicles, which is a rare find in this area. Additionally, the location is particularly advantageous, as it is within walking distance to Fareham train station, providing excellent transport links for commuters and easy access to nearby amenities.

This townhouse is not just a house; it is a home that offers both style and practicality in a sought-after location. Whether you are a growing family or a professional looking for a peaceful retreat, this property is sure to meet your needs. Do not miss the opportunity to make this delightful townhouse your own.

Call today to arrange a viewing
01329756500
www.bernardsestates.co.uk



PROPERTY INFORMATION

LIVING ROOM
15'6" x 13'5" (4.74 x 4.09)

KITCHEN/DINER
16'1" x 15'6" (4.92 x 4.74)

BEDROOM ONE
15'7" x 11'4" (4.77 x 3.46)

BEDROOM TWO
15'6" x 9'11" (4.74 x 3.03)

BATHROOM

BEDROOM THREE
13'9" x 10'0" (4.20 x 3.05)

BEDROOM FOUR
8'11" x 8'6" (2.72 x 2.61)

ENSUITE
8'6" x 4'5" (2.61 x 1.36)

CARPORT
17'10" x 17'10" (5.44 x 5.44)

COUNCIL TAX BAND D

TENURE
Freehold

ANTI-MONEY LAUNDERING (AML)
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 MORTGAGE & PROTECTION

We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

OFFER CHECK PROCEDURE

If you are considering making an offer on this or any other property we are marketing, we encourage you to contact your local office as early as possible. One of our financial advisors will work with you to verify and validate your offer, ensuring it is fully signed off and presented to the seller in the strongest possible light.

Please note that our sellers expect us to confirm a buyer's financial position when any offer is submitted. Thank you for your cooperation.

REMOVAL QUOTES

As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

SOLICITORS

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.

DISCLOSURE STATEMENT

These particulars are provided in good faith for general guidance only. They do not constitute statements of fact, nor do they form part of any offer or contract. Prospective purchasers or tenants should not rely solely on the information provided and are strongly advised to carry out their own independent investigations and verifications in relation to all matters referred to within these details.

Neither Bernards Estate Agents, nor any of its employees or representatives, has the authority to make or give any representation or warranty whatsoever in relation to this property.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		94
(81-91) B	85	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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