NO ONWARD CHAIN. Spacious three double bedroom detached family home conveniently situated with parking for numerous vehicles and garage.

The Accommodation Comprises:-
Front door with windows to side into:

Entrance Porch:-
Door to cupboard, door with window to side into:

Entrance Hall:-
Stairs to first floor with cupboard under, radiator, airing cupboard with gas central heating boiler, door to garage.

Cloakroom:-
Window to front elevation, close coupled WC, wash hand basin inset vanity unit.

Dining Room:- 10' 10'' x 8' 1'' (3.30m x 2.46m)
Window to side, radiator, door to cupboard.

Kitchen:- 10' 8'' x 8' 5'' (3.25m x 2.56m)
Window to rear, range of base and eye level units, work surfaces, one and a half bowl sink unit, double oven and grill, hob with extractor over, spaces for fridge freezer and dishwasher, door to garden.

Lounge:- 16' 11'' x 12' 5'' (5.15m x 3.78m)
Sliding patio doors giving access to garden, radiator, fireplace.

First Floor Landing:-
Access to loft, smoke detector.

Bedroom 1:- 14' 4'' x 9' 3'' (4.37m x 2.82m)
Window to front elevation, radiator.

Bedroom 2:- 12' 6'' x 10' 6'' (3.81m x 3.20m)
Window to rear elevation, radiator.

Bedroom 3:- 13' 7'' x 8' 5'' (4.14m x 2.56m)
Window to rear elevation, radiator, double opening doors to cupboard.

Shower Room:-
Window to front elevation, shower cubicle, wash hand basin inset vanity unit, bidet, mirror, chrome heated towel rail, over-stairs cupboard.

Outside:-
Driveway to the front for parking leading to garage. Gate to the side leads to the side and rear. Rear garden is enclosed and laid to patio and shingle with some shrubs and bushes to the borders.

Nota Bene:-
Council Tax Band: - Fareham Borough Council. Tax Band E
Tenure: - Freehold
Property Type: - Detached House
Electricity Supply: - Mains
Gas Supply: - Mains
Water Supply: - Mains
Sewerage: - Mains
Heating: - Gas Central Heating
Broadband - Average available download speed for this Postcode of 1600Mbps: Please check here for potential broadband speeds - https://www.openreach.com/fibre-broadband
Mobile signal: Unknown. Current black spots - Unknown. Please check here for all networks - https://checker.ofcom.org.uk/
Flood Risk: - Please check flood risk data at the Environment Agency's website (http://www.environment-agency.gov.uk/homeandleisure/floods/31656.aspx)?

Fenwicks Estate Agent has further information as provided by current vendor

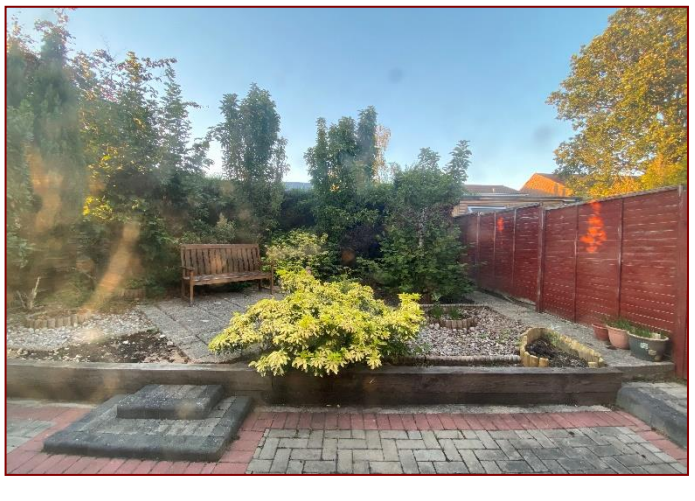


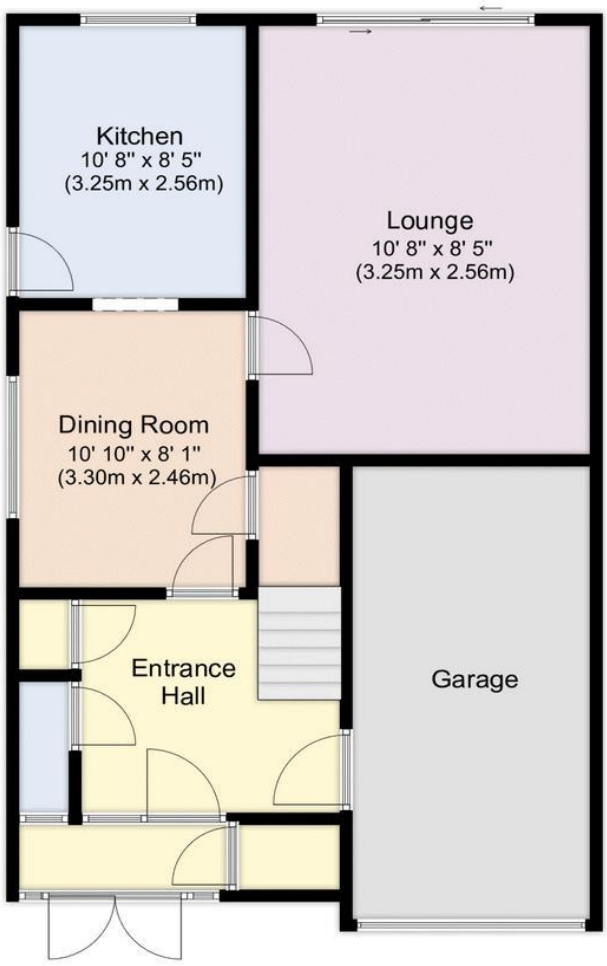




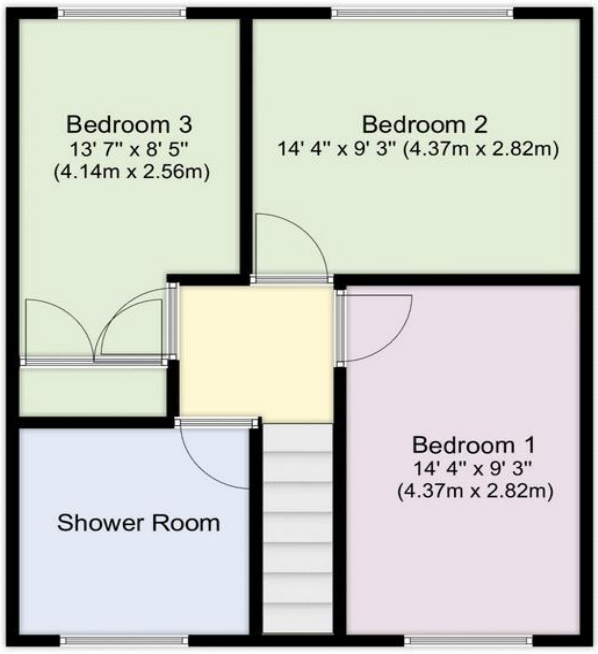






Ground Floor



First Floor

Awaiting EPC

Disclaimer: These particulars are set out as a general outline in accordance with the Consumer Protection from Unfair Trading Regulations 2008 (CPR's) and Business Protection from Misleading Marketing Regulations 2008 (BPR's) only for the guidance of intending purchasers or lessees, and do not constitute any part of an offer or contract. Details are given without any responsibility, and any intending purchasers, lessees or third parties should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them.

We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Gardens, roof terraces, balconies and communal gardens as well as tenure and lease details cannot have their accuracy guaranteed for intending purchasers. Lease details, service ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

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Money Laundering Regulations 2017: Intending purchasers will be required to produce identification documentation once an offer is accepted.

The Property Ombudsman



DRAFT DETAILS

£355,000

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