



Addison

ESTATE AGENTS



20 Marjoram Way, Whiteley, Fareham, PO15 7ND

£475,000 Freehold

Set within the ever-popular Marjoram Way, Whiteley, this beautifully improved detached home offers exceptional living space and a layout perfectly suited to modern family life.

The standout feature is the recently created kitchen / dining / family room, spanning the full width of the rear of the property. This impressive space has been designed with both everyday living and entertaining in mind, offering a bright and sociable environment with direct access out to the rear garden.


To the front, a separate bay-fronted lounge provides a cosy retreat, balancing the open-plan space with a more traditional living area.

Upstairs, the property benefits from three generous double bedrooms, including a principal bedroom with en-suite, alongside a family bathroom. The overall size and footprint of the home is comparable to many four-bedroom houses in the area, giving buyers the benefit of larger room proportions throughout.

Having been lovingly owned by the same family for over 25 years, the home has seen a number of thoughtful improvements, creating a well-maintained and highly functional living environment.

Externally, there is driveway parking and a part garage store, while the location places you within walking distance of Whiteley Shopping Village and Whiteley Primary School, making it ideal for families.

Offered with a short and complete onward chain, this is a great opportunity to secure a long-term family home in one of Whiteley's most sought-after locations.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(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	

Further Information

Local Council:
Winchester City Council

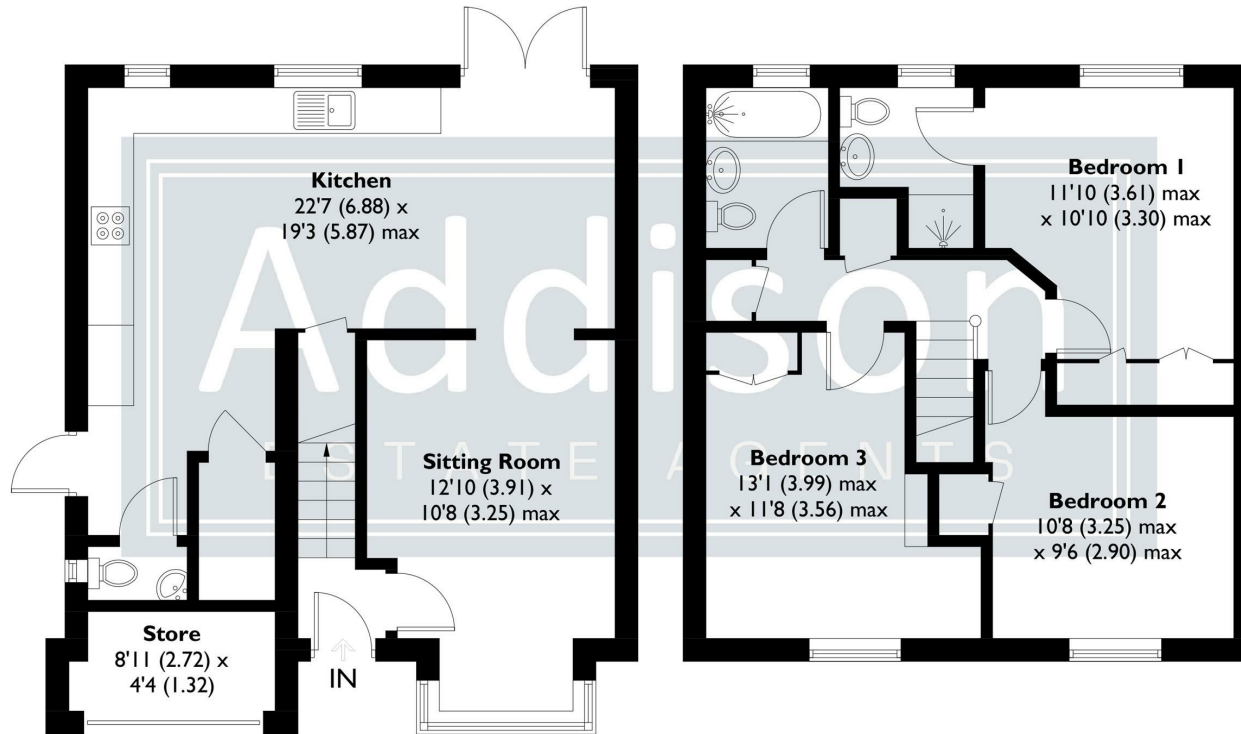
Council Tax Band: D

Amount Payable for 2025/2026:
£2,345.07





APPROXIMATE GROSS INTERNAL AREA = 1078 SQ FT / 100.2 SQ M
STORE = 35 SQ FT / 3.3 SQ M
TOTAL = 1113 SQ FT / 103.5 SQ M



GROUND FLOOR
543 SQ FT / 50.5 SQ M

FIRST FLOOR
535 SQ FT / 49.7 SQ M

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Created by Emzo Marketing (ID1298486)
Produced for Addison Estate Agents

- Three double bedroom detached home
- Footprint comparable to a four-bedroom property
- Stunning kitchen / dining / family room across full rear width
 - Beautiful open-plan living space with garden access
 - Separate bay-fronted lounge
- En-suite to principal bedroom & further family bathroom
 - Owned for over 25 years with numerous improvements
- Walking distance to Whiteley Shopping Village
 - Close to Whiteley Primary School
 - Short and complete onward chain



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