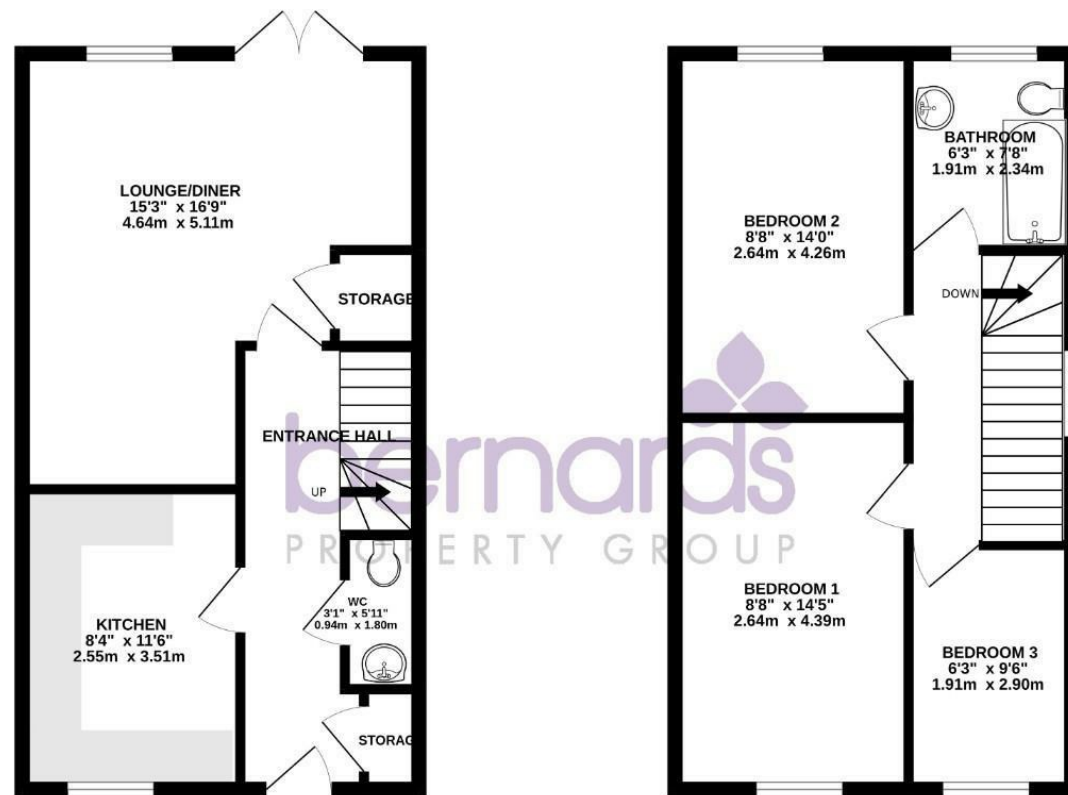


GROUND FLOOR
430 sq.ft. (39.9 sq.m.) approx.

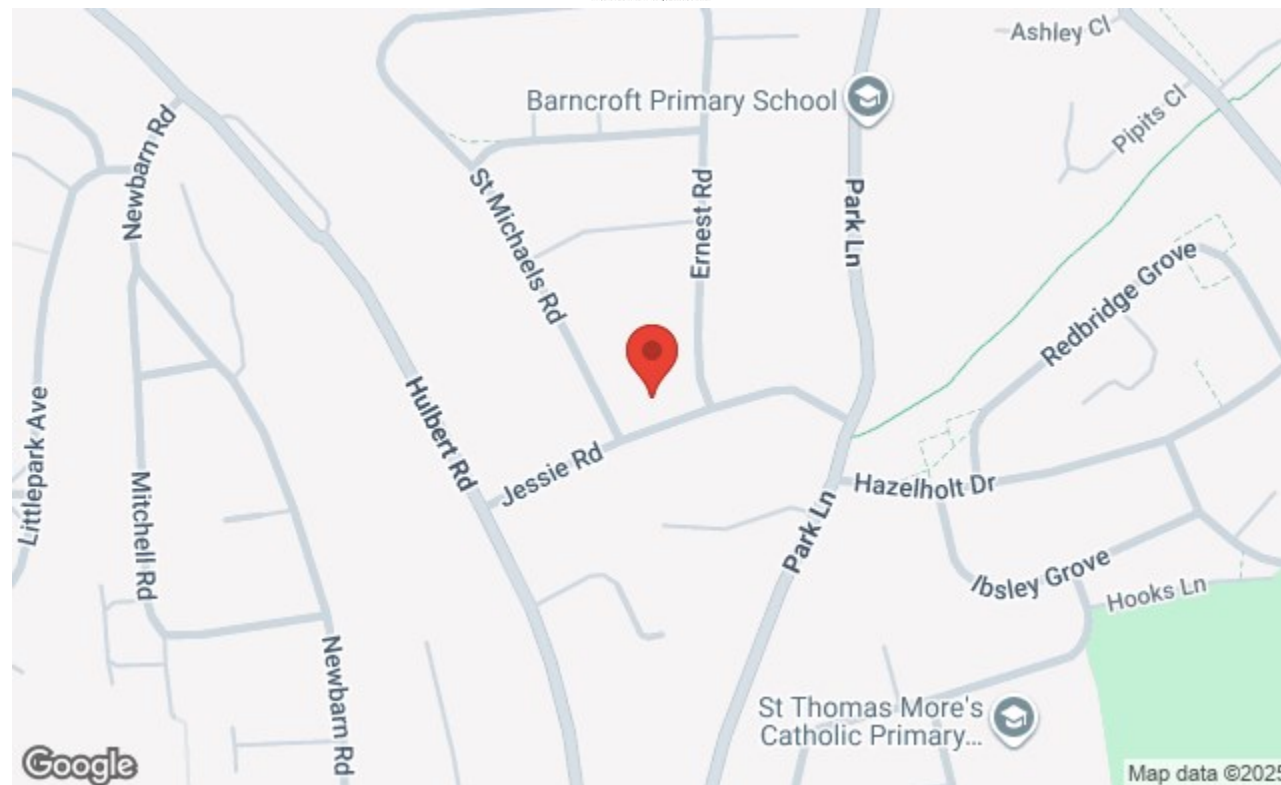
1ST FLOOR
430 sq.ft. (39.9 sq.m.) approx.



TOTAL FLOOR AREA : 859 sq.ft. (79.8 sq.m.) approx.

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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1 North Street Arcade, Portsmouth, Hampshire, PO9 1PX
t: 02392 482147



Offers Over £300,000

Jessie Road, Havant PO9 3TH

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ THREE BEDROOM
- ❖ NEW-BUILD
- ❖ TWO PARKING SPACES
- ❖ EV CHARGING
- ❖ NO FORWARD CHAIN
- ❖ 10 YEAR GUARANTEE
- ❖ IDEAL FOR FAMILIES
- ❖ LARGE GARDEN
- ❖ MODERN KITCHEN
- ❖ SPACIOUS LOUNGE

Welcome to this fantastic three bedroom new build home located on Jessie Road in the highly requested locality of Bedhampton. This newly built property is one of three exclusively developed homes, complete with a 10 year guarantee, offering a modern living experience in a popular residential location, making it an ideal choice for first-time buyers.

Spanning an impressive 859 square feet, this home features three well-proportioned bedrooms, providing ample space for families or those seeking extra room for guests or a home office. The heart of the home is the newly fitted sage shaker kitchen, which combines style and functionality, perfect for both cooking and entertaining. The bathroom facilities are designed with a neutral scheme, ensuring a contemporary finish has been achieved.

The property boasts a spacious reception room,

ideal for relaxation or hosting friends and family. Additionally, the house benefits from two allocated parking spaces complete with EV charging point - a valuable feature in this sought-after area. The inclusion of solar panels not only enhances energy efficiency but also contributes to lower utility bills, making this home both environmentally friendly and economical.

Step outside to discover a private rear landscaped garden, a perfect retreat for enjoying the outdoors, whether it be for gardening, children's play, or simply unwinding after a long day.

This exclusive new build development comprises three homes, each designed with modern living in mind and offering first-time buyer incentives. With its prime location in Bedhampton, this property is not just a house; it is a place to call home. Don't miss the opportunity to make this stunning property yours.

Call today to arrange a viewing

02392 482147

www.bernardsestates.co.uk



PROPERTY INFORMATION

KITCHEN
8'4" x 11'6" (2.54m x 3.51m)

LOUNGE/DINER
15'3" x 16'9" (4.65m x 5.11m')

W.C
3'1" x 5'11" (0.94m x 1.80m)

BEDROOM ONE
8'8" x 14'5" (2.64m x 4.39m)

BEDROOM TWO
8'8" x 14' (2.64m x 4.27m)

BEDROOM THREE
6'3" x 9'6" (1.91m x 2.90m)

BATHROOM
6'3" x 7'8" (1.91m x 2.34m)

COUNCIL TAX BAND
TBC (NEW BUILD 2025)

DISCLAIMER:
Please note, the photos shown are of an identical property and are provided to illustrate the high-quality finish. This specific unit currently has no carpets fitted; however, subject to a suitable offer, the developer will install carpets in a colour of your choosing. The front driveway image has been enhanced using CGI — the area is currently under refurbishment and will match the appearance shown upon completion.

ANTI-MONEY LAUNDERING
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

REMOVAL QUOTE
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.

MORTGAGE ADVISOR
We offer financial services here at Bernards. If you would like to review your current Agreement In Principle or are yet to source a lender, we have a number of experienced Financial Advisors who will be happy to help.



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		
EU Directive 2002/91/EC		
England & Wales		



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