

Beautifully presented and extended three bedroom family home with garage, off road parking and within easy reach of local schools, train station and town centre.

The Accommodation Comprises:-

Front door into:

Entrance Hall:-

Stairs to first floor, long-line radiator, cupboard with gas central heating boiler.

Lounge:- 15' 1" x 13' 2" (4.59m x 4.01m)

Double glazed window to front elevation, radiator, dado rail, fireplace.

Kitchen:- 16' 6" x 7' 11" (5.03m x 2.41m)

Range of base and eye level units with work surfaces, double oven and grill, hob, space for fridge freezer. Door and window to rear elevation, dishwasher, radiator, one and a half bowl sink unit, space and plumbing for washing machine and tumble dryer.

Dining Area:- 16' 6" x 7' 6" (5.03m x 2.28m)

Window to rear, radiator, dado rail, space for table and chairs.

First Floor Landing:-

Access to loft, airing cupboard with tank and shelves.

Bedroom 1:- 13' 8" x 9' 3" (4.16m x 2.82m) Maximum Measurements
Window to front elevation, radiator, fitted wardrobe units, bedside cabinets, dressing table.

Bedroom 2:- 9' 7" x 9' 3" (2.92m x 2.82m)

Window to rear elevation, radiator, built-in wardrobe.

Bedroom 3:- 10' 3" x 6' 11" (3.12m x 2.11m)

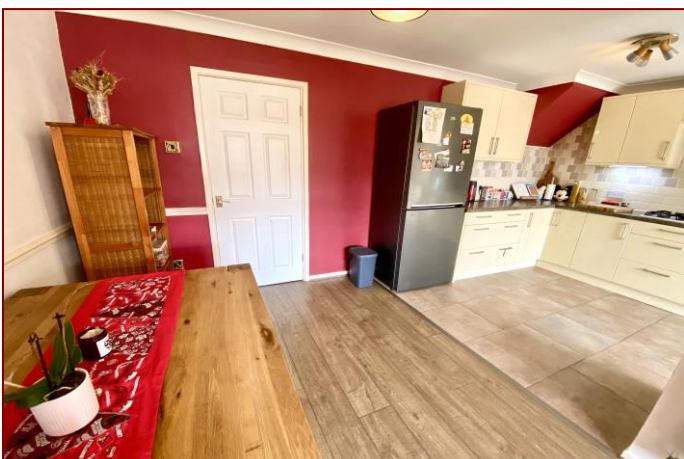
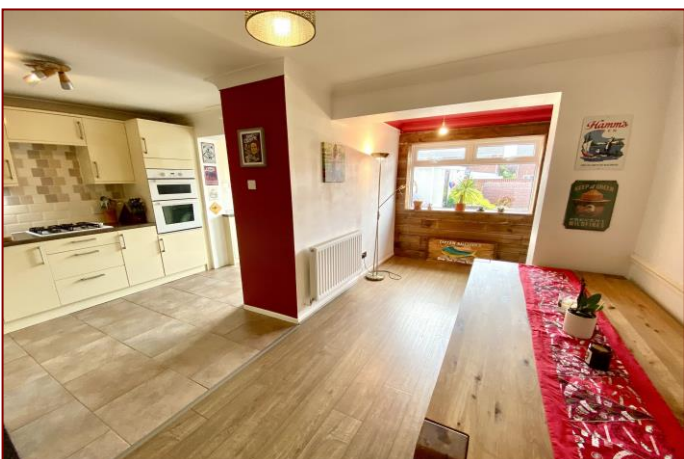
Window to front elevation, radiator.

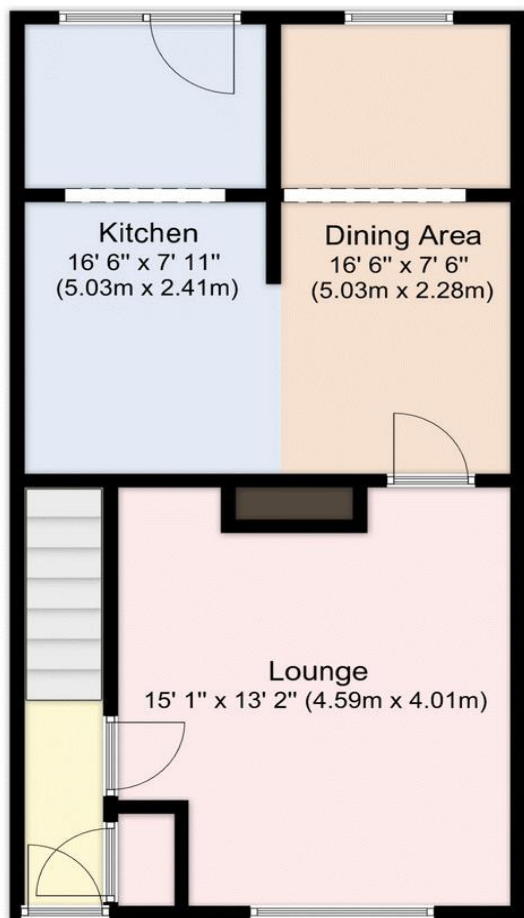
Bathroom:- 6' 10" x 5' 4" (2.08m x 1.62m)

Window to rear, white suite comprising close coupled WC with concealed cistern, wash hand basin inset vanity unit, bath with shower over, shower rail and curtain, chrome heated towel rail, tiled.

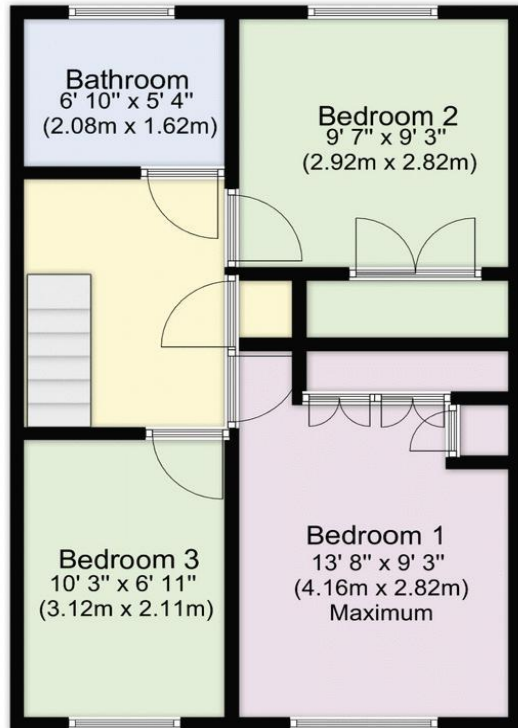
Outside:-

Front garden laid to patio slabs with some shrubs to the borders, gate gives pedestrian access to the side and rear. Rear garden enclosed by fence panels and laid to patio, gate gives access to rear and off road parking space, garage with courtesy door, outside light, water tap.





Ground Floor



First Floor

Material Information:-

Council Tax Band: - Fareham Borough Council. Tax Band D
Tenure: - Freehold
Property Type: - End of Terrace House
Electricity Supply: - Mains
Gas Supply: - Mains
Water Supply: - Mains
Sewerage: - Mains
Heating: - Gas Central Heating
Parking: Garage and Additional Parking
Broadband - Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>. Download Speed: up to 1600 Mps Upload Speed: 115 Mps
Mobile signal: The current seller informs us that they have mobile signal and are no current black spots. Please check here for all networks - <https://checker.ofcom.org.uk/>
Flood Risk: - No flooding reported. Please check flood risk data at the Environment Agency's website (<http://www.environment-agency.gov.uk/homeandleisure/floods/31656.aspx>)?



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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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£330,000

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Fenwicks

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