

Enjoying an elevated position along Hill Head foreshore is this individual detached residence which boasts magnificent views over the Solent & Isle of Wight. The property provides spacious living accommodations with two generous reception rooms, kitchen/breakfast room and four bedrooms. There is a low maintenance garden, parking and no forward chain.

The Accommodation Comprises

Composite front door to:

Entrance Hall

Tiled flooring, stairs to first floor, under stairs storage cupboard, cupboard housing consumer unit, radiator.

Lounge

UPVC double glazed windows to front and rear elevations, two radiators, original fireplace with surround, built-in shelving unit, door leading into dining room, wooden flooring, UPVC double glazed doors leading to:

Conservatory

UPVC double glazed windows overlooking The Solent, glass roof, tiled flooring, radiator, UPVC double glazed double doors leading to garden/patio area.

Dining Room

UPVC double glazed windows to front elevation, original fireplace with surround, radiator, wooden flooring, shelving and cupboard unit.

Kitchen

UPVC double glazed windows to front elevation, log burner, Velux windows, larder cupboard housing boiler, fitted with a range of base cupboards and matching eye level units, butler sink with two bowls & mixer tap, integrated dishwasher, integrated microwave, space for range oven, separate single stainless steel sink with mixer tap, wooden flooring, door leading to garden and parking.

Cloakroom/Utility Room

Close coupled WC with concealed cistern, wash hand basin set in vanity unit, ladder style radiator, UPVC double glazed window to side elevation, space and plumbing for washing machine and tumble dryer.

First Floor Landing

Obscured UPVC double glazed window to rear elevation, storage cupboard, access to loft space.

Bedroom One

UPVC double glazed window to front elevation with stunning views across The Solent & Isle of Wight, turret with UPVC double glazed windows to rear elevation, radiator.

En Suite

UPVC double glazed window to side elevation, close coupled WC, wash hand basin set in vanity unit, ladder style radiator, corner shower cubicle with mains shower, extractor fan.

Bedroom Two

UPVC double glazed windows to front elevation enjoying views over The Solent & Isle of Wight, feature fireplace, radiator, door to:

En Suite

Close coupled WC, pedestal wash hand basin, shower cubicle with electric shower, extractor fan.

Bedroom Three

UPVC double glazed bay window to front elevation enjoying views across The Solent & Isle of Wight, radiator.

Bedroom Four

UPVC double glazed window to rear elevation, radiator.

Bathroom

UPVC double glazed window to side elevation, close coupled WC with concealed cistern, bidet, wash hand basin set in vanity unit, bath with mains shower over, ladder style radiator, tiling to flooring and walls.

Outside

To the rear of the property is a low maintenance, paved garden which benefits from elevated views over The Solent & Isle of Wight, access to the side of the property and gate providing direct access onto the coast path which in turn leads to the beach. There is also a storage area and steps to parking area which is accessed via Hill Head Road.

General Information

Construction - Traditional

Water Supply – Portsmouth Water

Electric Supply – Mains

Gas Supply – Mains

Sewerage – Mains

Mobile & Broadband coverage - Please check via:

<https://checker.ofcom.org.uk/>

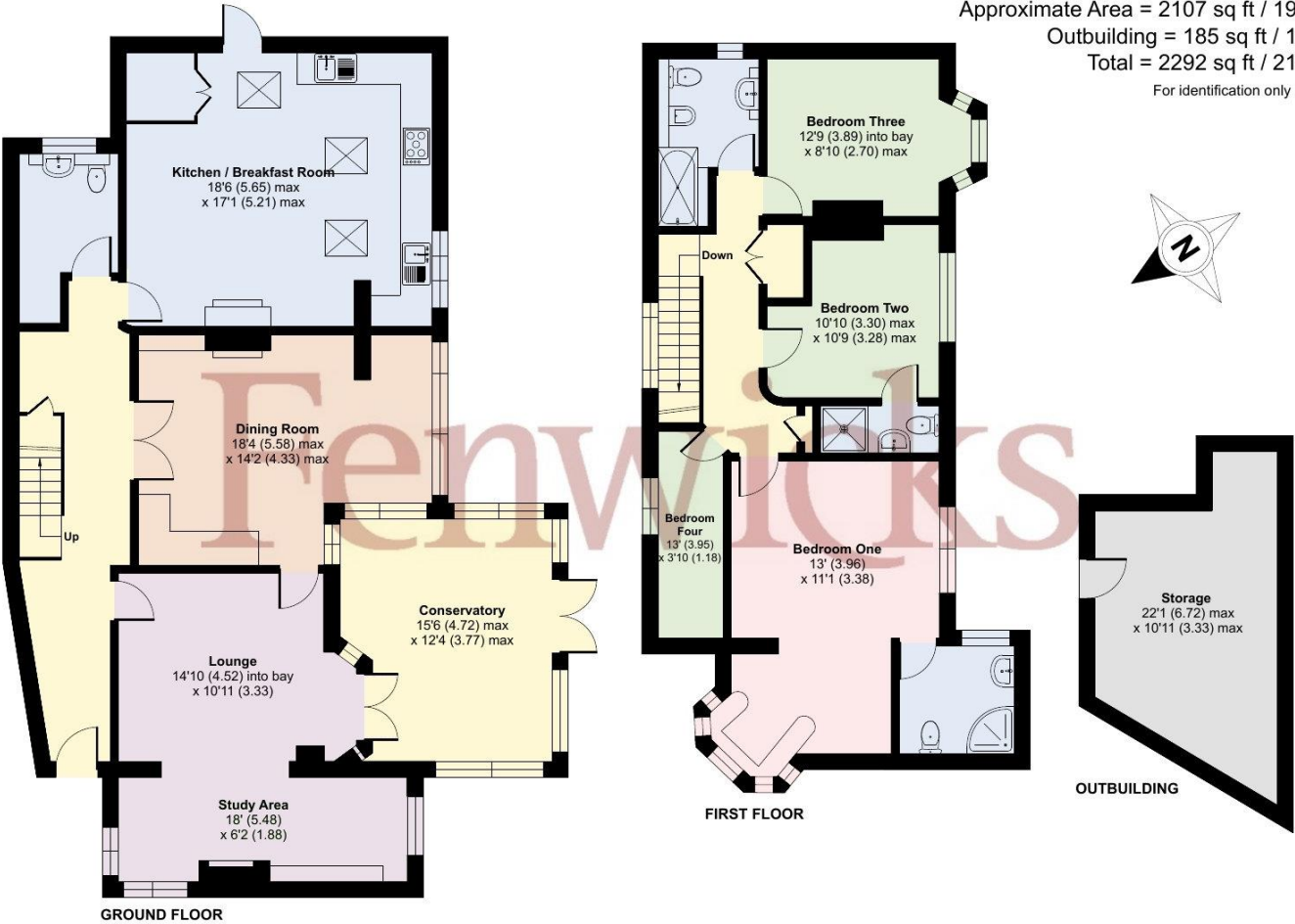
Flood risk - Please check via: <https://www.gov.uk/check-long-term-flood-risk>



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Hill Head Road, Fareham, PO14

Approximate Area = 2107 sq ft / 195.7 sq m
Outbuilding = 185 sq ft / 17.1 sq m
Total = 2292 sq ft / 212.8 sq m
For identification only - Not to scale



Tenure: Freehold

Council Tax Band: TBC

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Fenwicks Estates (Lee & Gosport) Limited. REF: 1394979

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