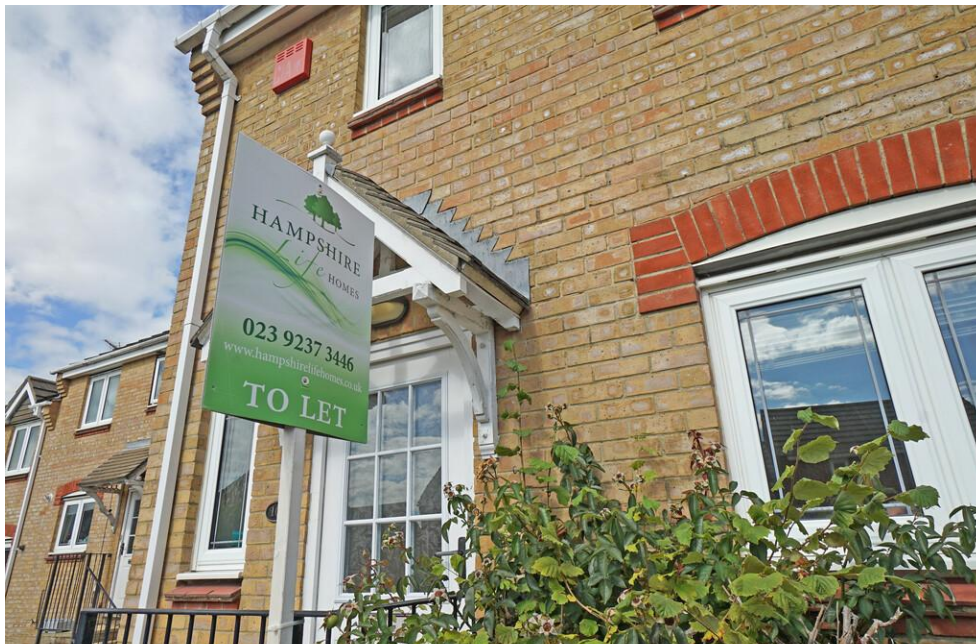




Caer Peris View

Fareham, Hampshire, PO16 8QL

3 Bedroom House with Driveway and Garage

RENT

£1,500 pcm

Property Features

- 3 Bedrooms
- Enclosed Rear Garden
- Downstairs Cloakroom
- Driveway & Garage/Workshop
- Entrance Hallway
- Gas Central Heating & Double Glazed Windows
- Fitted Kitchen
- Available Now
- Lounge/Diner

Full Description

OVERVIEW

3 bedroom UNFURNISHED property to rent in a quiet cul-de-sac location with garage and driveway parking on the popular Portchester Hill. Available now - close to popular schools. Call now to book a viewing.

ENTRANCE HALL

Stairs to first floor, radiator, wood effect laminate flooring and coving to flat ceiling. Doors to:

DOWNSTAIRS CLOAKROOM

6' 1" x 2' 8" (1.85m x 0.81m) Opaque UPVC double glazed window to front elevation, suite comprising: close coupled WC, corner wash hand basin with tiled splashback, radiator, wood effect laminate flooring and flat ceiling.

KITCHEN

10' 3" x 8' 5" (3.12m x 2.57m) UPVC double glazed window to front elevation, fitted range of base and eye level storage units, roll top worksurfaces, one and half bowl sink unit with mixer tap, part tiled walls, built-in electric oven and gas hob, with concealed extractor above, space and plumbing for washing machine and dishwasher, space for a tall fridge/freezer, wall mounted gas central heating boiler and flat ceiling with spotlighting inset.

LOUNGE/ DINER

15' 2" x 14' 6" (4.62m x 4.42m) UPVC double glazed window and sliding patio door overlooking and accessing the rear garden, TV aerial point, two radiators, space for a table and chairs, wood effect laminate flooring, under stairs storage cupboard and coving to flat ceiling.

FIRST FLOOR LANDING

Built-in airing cupboard, flat ceiling and access to insulated loft with light connected. Doors to:



BEDROOM ONE

11' 8" x 8' 4" (3.56m x 2.54m) UPVC double glazed window to front elevation with partial views towards Portsmouth harbour, radiator, built-in double wardrobe, wooden flooring and flat ceiling.

BEDROOM 2

11' 2" x 8' 4" (3.4m x 2.54m) UPVC double glazed window to rear elevation overlooking the garden, radiator, built-in wardrobe and flat ceiling.

BEDROOM THREE

7' 7" x 6' 5" (2.31m x 1.96m) UPVC double glazed window to rear elevation overlooking the garden, radiator and flat ceiling.

BATHROOM

6' 5" x 6' 5" (1.96m x 1.96m) Opaque UPVC double glazed window to front elevation, white suite comprising: panelled bath with mixer tap, shower and screen, pedestal wash hand basin with mixer tap, close coupled WC, part tiled walls, chrome heated towel rail, shaver socket, tiled flooring and flat ceiling with spotlighting inset.

OUTSIDE

Open plan front garden area with driveway to side allowing off street parking for several vehicles and leads to brick built garage/workshop with up and over door. A wooden side gate allows pedestrian access to:

REAR GARDEN

Enclosed, patio area for entertaining purposes, lawn with raised shrub borders and outside power sockets.

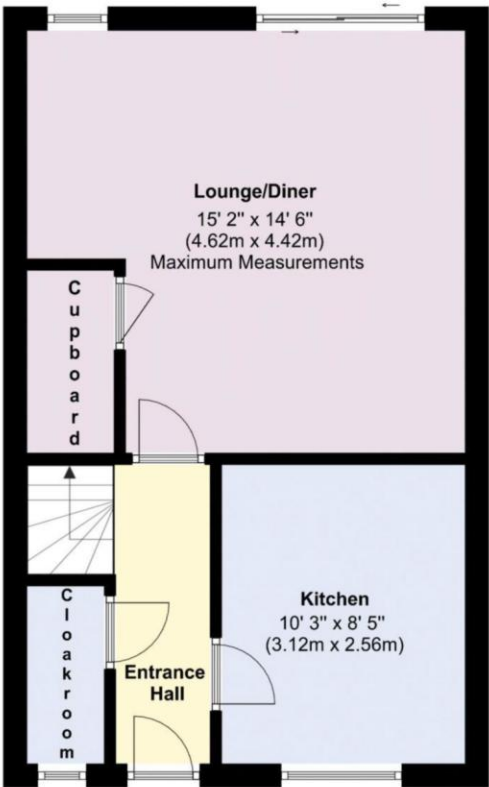
MATERIAL INFORMATION

- *Rental Price – £1500 pcm
- *Holding Deposit – One Weeks Rent (£)346.15
- *Security Deposit – Five Weeks Rent (£)1730.76
- *Council Tax Band - C - Fareham City Council
- *Property Construction – Brick and Timber Framed
- *Electricity Supply – Mains
- *Water and Sewerage – Mains
- *Heating – Gas Central Heating
- *Broadband – Fibre to cabinet
- *Mobile Signal – ADSL Fibre Checker (openreach.com)
- *Parking – Driveway and Garage parking
- *Flooding - Refer to (GOV.UK (check-long-term-flood-risk.service.gov.uk))
- *Accessibility - Accommodation arranged over 2 floors

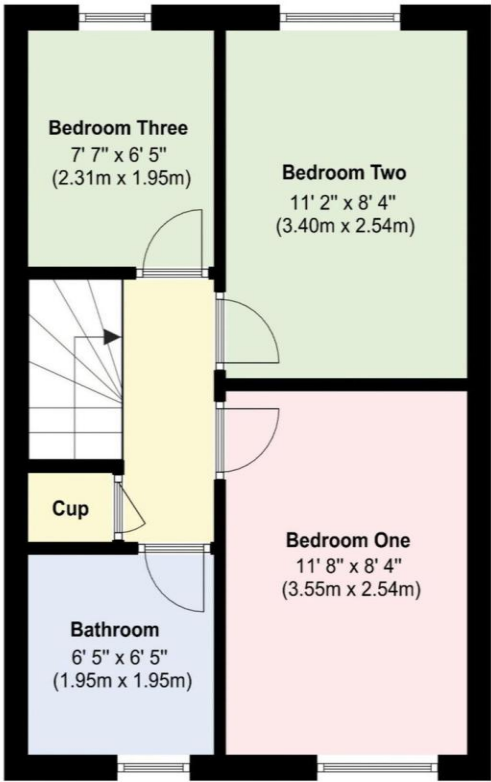


VIEWING BY APPOINTMENT THROUGH MARINA LIFE HOMES LTD

All measurements quoted are approximate and are for general guidance only. The fixtures and fittings, services and appliances have not been tested and therefore no guarantee can be given that they are in working order. These particulars are believed to be correct, but their accuracy is not guaranteed and therefore they do not constitute an offer or contract.



Ground Floor



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	73 C	86 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

11 The Boardwalk, Port
Solent, Portsmouth,
Hampshire, PO6 4TP

www.hampshirelifehomes.co.uk
info@hampshirelifehomes.co.uk
02392 373 446