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NEIGHBOURHOOD  
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21 Wallington Court, Fareham, Hampshire, PO14 1DE

**£254,000 Freehold**


This extended and well-presented three bedroom family home offers spacious and versatile living accommodation in a highly sought-after and convenient location to the south of Fareham town centre.

Designed with both comfort and practicality in mind, the property opens with a welcoming entrance hall and cloakroom, leading into a generous 21' lounge that provides an ideal space for relaxation and entertaining. The ground floor continues with a superb 17' dining/family room, perfectly suited for gatherings or everyday family life, alongside a well-proportioned kitchen that caters to modern needs. Upstairs, three bedrooms provide ample space for family members or guests, complemented by a stylish and contemporary fitted bathroom.

Externally, the property enjoys an enclosed rear garden, offering a private and secure outdoor retreat for children, pets, or social occasions. A notable advantage of this home is the installation of solar panels, which are owned outright, providing long-term energy efficiency and reduced running costs.

With an EPC rating of C, the property balances character with sustainability. The location is particularly appealing, with excellent access to Fareham train station and the M27, ensuring convenient commuting options and connectivity. Offered on a freehold basis, this home represents an outstanding opportunity for buyers seeking a well-proportioned property in a popular residential area, combining modern features with a welcoming family atmosphere.

The current owners have already agreed an onward purchase, ensuring a complete and ready chain for prospective buyers.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	<b>76</b>	<b>79</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	

## Further Information

**Local Council:**  
Fareham Borough Council

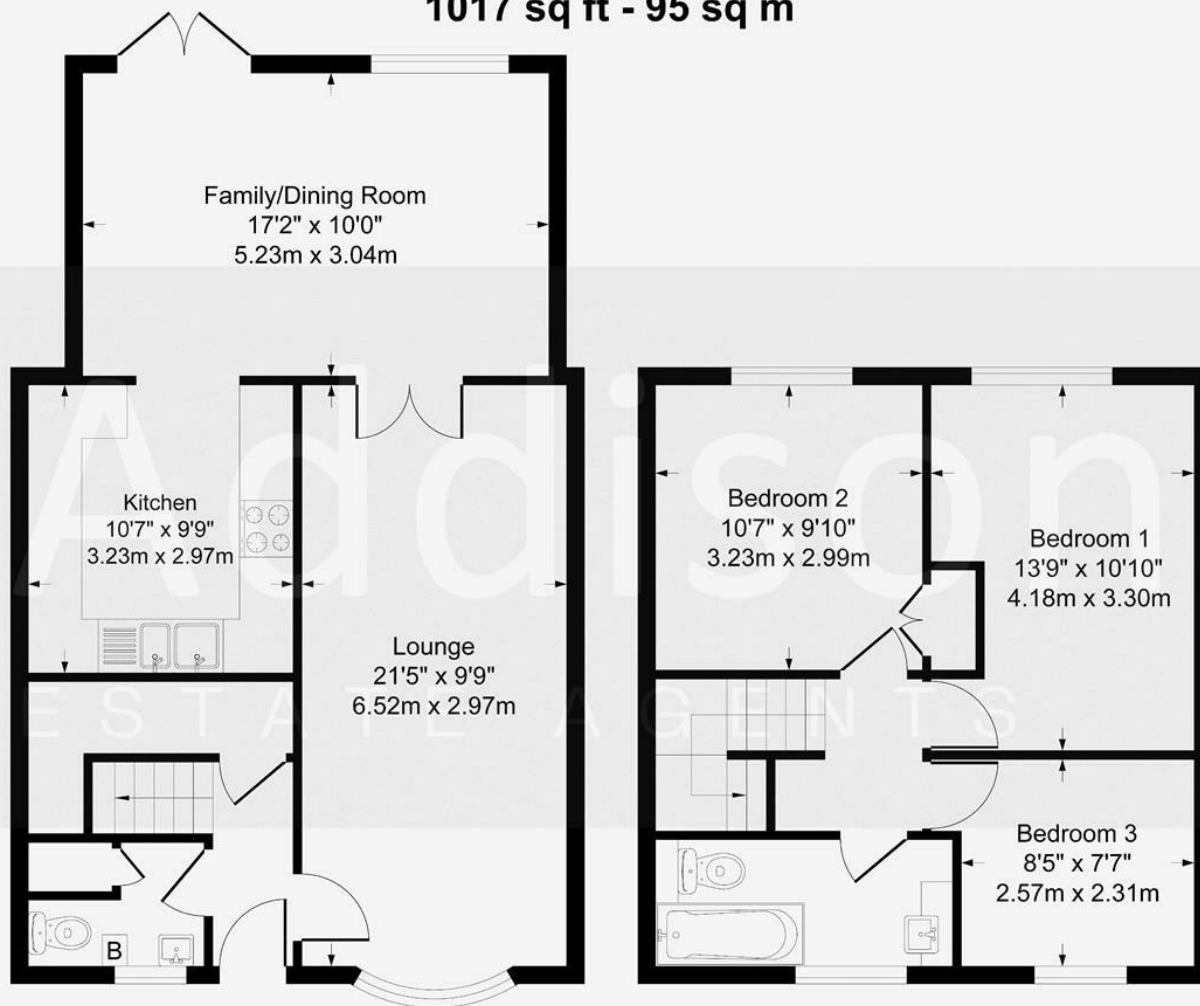
**Council Tax Band: B**

**Amount Payable for 2025/2026:**  
**£1,765.98**



## Approximate Gross Internal Area

1017 sq ft - 95 sq m



Ground Floor

First Floor

Although every attempt has been made to ensure accuracy, all measurements are approximate.  
This floorplan is for illustrative purposes only and not to scale.  
Measured in accordance with RICS Standards.

- Extended and well-proportioned three bedroom family home in a popular and convenient location south of Fareham town centre
- Spacious 21' lounge providing a comfortable and versatile living area
  - Generous 17' dining/family room ideal for entertaining and everyday family life
  - Well-designed kitchen offering practicality and scope for modern living
- Three first-floor bedrooms providing ample accommodation for family members or guests
- Contemporary fitted bathroom finished to a modern standard
- Enclosed rear garden offering a private and secure outdoor space
  - Solar panels installed and owned outright, delivering energy efficiency and reduced running costs
  - EPC rating C, balancing character with sustainability and cost-effectiveness
- Excellent access to Fareham train station and the M27, ensuring convenient commuting options



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