

£465,000

18 Little Copper Thorn

Stubbington, PO14 2FL

PROPERTY SUMMARY

We are delighted to bring to the market this beautifully presented three-bedroom detached home, situated within the sought-after Oakcroft Chase development in Stubbington. Built by Persimmon Homes in 2025, this nearly-new property offers stylish and practical family living within a quiet, thoughtfully designed development, conveniently positioned within walking distance of Stubbington Village.

Upon entering, a welcoming hallway provides access to the impressive open-plan kitchen/dining room. This bright, dual-aspect space features a charming bay window within the dining area, while the contemporary fitted kitchen offers an abundance of worktop and storage space. Off of the kitchen is a useful utility room and downstairs cloakroom, with additional side access directly into the rear garden adding further everyday practicality.

Also on the ground floor is a spacious lounge overlooking the rear garden, with double doors opening outside and allowing plenty of natural light to flow through the room. Generously proportioned, this provides an ideal space for relaxing or entertaining with friends and family.

Upstairs, a wide and naturally bright landing leads to three well-proportioned bedrooms. The master bedroom benefits from fitted triple sliding wardrobes and a sleek en-suite shower room, while a modern family bathroom serves the remaining bedrooms.

Outside, the beautifully landscaped rear garden is a particular highlight, offering an excellent degree of privacy with plenty of space for alfresco dining and entertaining, together with useful shed storage. The property further benefits from a double driveway with an electric vehicle charging point and a single garage with an up-and-over door.

Combining the ease of a nearly-new home with a superb family-friendly setting, this impressive property is ideally positioned for Stubbington Village, local schools and the nearby coastline, making it a fantastic opportunity for those looking to settle in this highly desirable area.

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HALLWAY

LOUNGE 18' 5" x 10' 2" (5.61m x 3.1m)

KITCHEN/DINER 18' 5" x 12' 4" (5.61m x 3.76m)

UTILITY ROOM 6' 2" x 5' 4" (1.88m x 1.63m)

WC 6' 6" x 4' 9" (1.98m x 1.45m)

LANDING

MASTER BEDROOM 13' x 10' 5" (3.96m x 3.18m)

ENSUITE 6' 7" x 5' 7" (2.01m x 1.7m)

BEDROOM TWO 13' 2" x 13' (4.01m x 3.96m)

BEDROOM THREE 9' 7" x 8' 8" (2.92m x 2.64m)

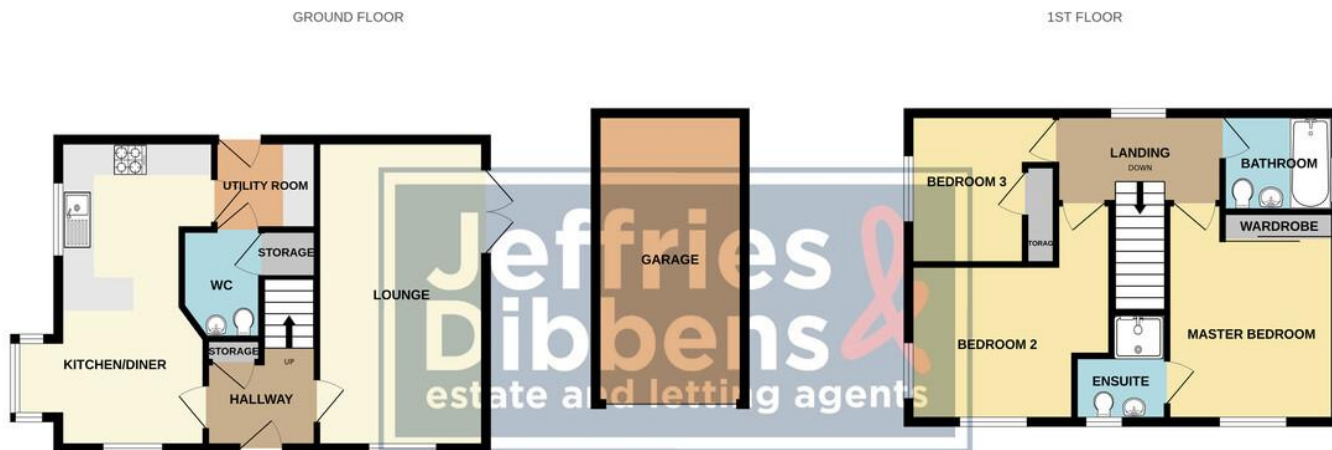
BATHROOM 6' 10" x 5' 11" (2.08m x 1.8m)

OUTSIDE

REAR GARDEN

GARAGE 17' 4" x 8' 11" (5.28m x 2.72m)

DRIVEWAY



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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LOCAL AUTHORITY
Fareham Borough Council

TENURE
Freehold

COUNCIL TAX BAND
Band E

VIEWINGS
By prior appointment only

Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

As part of our legal obligations under the **Money Laundering, Terrorist Financing and Transfer of Funds (Information on the Payer) Regulations 2017**, we are required to conduct an **electronic identity verification check** on all purchasers. Please note that this is **not a credit check** and will **not affect your credit history** in any way. Purchasers are required to make a one off payment of £24 inc VAT to facilitate this requirement.

**Jeffries
Dibbens**
estate and letting agents

OFFICE ADDRESS
18 The Green, Stubbington,
Fareham, Hampshire, PO14 2JG

CONTACT
01329 668 511
stubbington@dibbensproperty.co.uk
www.jdea.co.uk