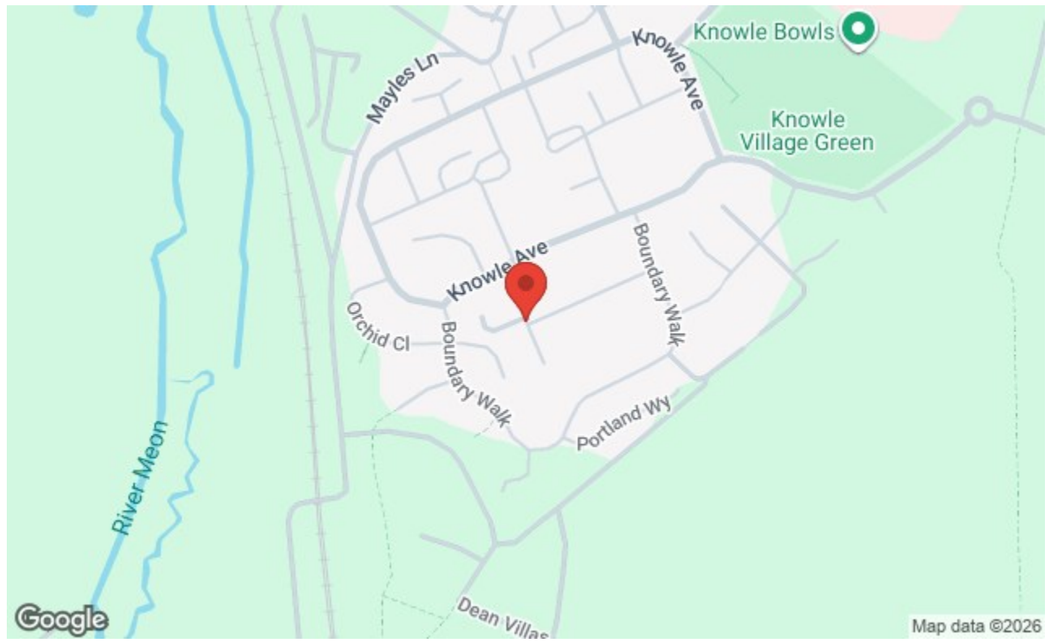


First Floor

Total floor area: 75.7 sq.m. (814 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



79 High Street, Fareham, Hampshire, PO16 7AX
t: 01329756500

FOR SALE

Offers In Excess Of £50,000

Serotine Close, Fareham PO17 5QD



2 2 1

HIGHLIGHTS

- SHARED OWNERSHIP OPPORTUNITY
- MINIMUM 25% SHARE AVAILABLE AT ADVERTISED PRICE
- OPTION TO PURCHASE A LARGER SHARE
- SUBJECT TO VIVID AFFORDABILITY & DUE DILIGENCE CHECKS
- TWO BEDROOM FIRST FLOOR APARTMENT
- LARGE 21FT OPEN PLAN LIVING SPACE
- MODERN KITCHEN & BATHROOMS
- EXCELLENT FIRST TIME BUY OPPORTUNITY
- SUPER POPULAR KNOWLE VILLAGE LOCATION
- NO ONWARD CHAIN !

SHARED OWNERSHIP OPPORTUNITY IN THE HEART OF KNOWLE VILLAGE

Bernards are delighted to offer to the market this beautifully presented two bedroom first floor apartment, positioned within the ever popular Knowle Village development in Fareham. Offering spacious and modern accommodation throughout along with stunning surrounding communal grounds, this property represents a fantastic opportunity for buyers looking to get themselves onto the property ladder through the shared ownership scheme.

The property is available to purchase from a minimum 25% share at the advertised price, with the flexibility to purchase a larger share if desired, subject to discussion and approval through VIVID Housing Association. The sale process is subject to VIVID's own affordability assessments and due diligence checks.

Internally, the property offers a superb open plan kitchen/living/dining space measuring over 21ft, creating a bright and sociable environment perfectly suited to modern living. The kitchen is well appointed with ample storage and worktop space, whilst the living area provides excellent room for both lounge and dining furniture.
The accommodation continues with two well-proportioned bedrooms, including a generous main bedroom benefitting from its own en-suite shower room, alongside a separate modern family bathroom. The property is well presented throughout and ready for the next owner to move straight into.

Externally, residents benefit from beautifully maintained communal grounds, attractive walkways throughout the development and an allocated parking space.
Knowle Village remains one of Fareham's most sought after locations due to its unique setting, attractive surroundings and excellent access to both Fareham town centre and major transport links.

Please note the following monthly charges payable to VIVID:

Rent to VIVID: £491.65 PCM
Ground Rent: £18.75 PCM
Service Charge: £194.36 PCM
Total monthly payable: £704.76 PCM

Early viewing is strongly recommended !

Call today to arrange a viewing
01329756500
www.bernardsestates.co.uk

PROPERTY INFORMATION

LIVING ROOM - KITCHEN
21'6" x 17'5" (6.55m x 5.31m)

BEDROOM ONE
16'1" max x 10'11" (4.90m max x 3.33m)

BEDROOM TWO
8'10 x 8'10 (2.69m x 2.69m)

BATHROOM
8'7 x 6'0 (2.62m x 1.83m)

EN-SUITE
5'4" x 4'10" (1.63m x 1.47m)

COUNCIL TAX BAND C

TENURE
Leasehold

ANTI-MONEY LAUNDERING (AML)
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed.

BERNARD'S MORTGAGE & PROTECTION
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further !

OFFER CHECK PROCEDURE
If you are considering making an offer on this or any other property we are marketing, we encourage you to contact your local office as early as possible. One of our financial advisors will work with you to verify and validate your offer, ensuring it is fully signed off and presented to the seller in the strongest possible light.

Please note that our sellers expect us to confirm a buyer's financial position when any offer is submitted. Thank you for your cooperation.

REMOVALS QUOTE
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

SOLICITORS
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

DISCLOSURE STATEMENT
These particulars are provided in good faith for general guidance only. They do not constitute statements of fact, nor do they form part of any offer or contract. Prospective purchasers or tenants should not rely solely on the information provided and are strongly advised to carry out their own independent investigations and verifications in relation to all matters referred to within these details.

Neither Bernards Estate Agents, nor any of its employees or representatives, has the authority to make or give any representation or warranty whatsoever in relation to this property.



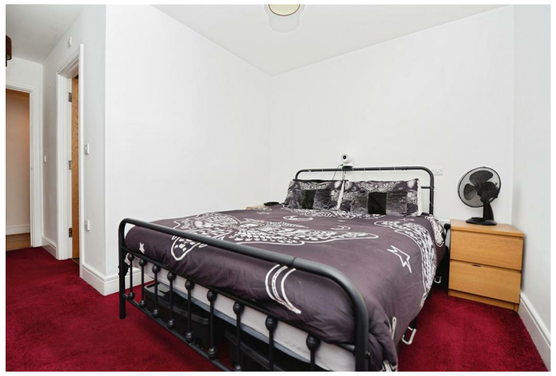






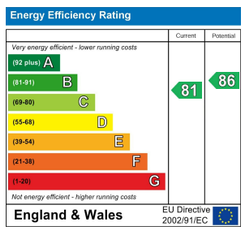












Scan here to see all our properties for sale and rent

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