Guide Price £210,000

Wickham Road, Fareham PO16 7FR

bernards
THE ESTATE AGENTS

2 2 1

HIGHLIGHTS

- TOP FLOOR APARTMENT
- TWO DOUBLE BEDROOMS
- BATHROOM AND ENSUITE
- MODERN FITTED KITCHEN
- LIFT IN BLOCK
- ALLOCATED PARKING
- OPEN PLAN LIVING
- IDEAL FIRST TIME BUYER
- COMMUNAL GARDEN
- A MUST VIEW

Located on Wickham Road in the charming town of Fareham, this delightful top floor apartment offers a perfect blend of comfort and convenience, making it an ideal choice for first-time buyers. Spanning an impressive 749 square feet, the property boasts a well-thought-out layout that maximises space and light.

Upon entering, you will be greeted by a welcoming atmosphere that flows seamlessly throughout the apartment. The property features both a bathroom and an ensuite, providing ample facilities for relaxation and privacy. The inclusion of a lift in the block ensures easy access to your new home, making it suitable for all ages.

One of the standout features of this apartment is the communal garden, a lovely outdoor space where residents can unwind and enjoy the fresh air. This shared area is perfect for socialising with neighbours or simply taking a moment to appreciate the surroundings.

Located in Fareham, you will benefit from a vibrant community with a range of local amenities, including shops, cafes, and parks, all within easy reach. The area is well-connected, offering convenient transport links for those commuting to nearby cities.

In summary, this top floor apartment on Wickham Road presents an excellent opportunity for first-time buyers seeking a comfortable and well-located home. With its spacious layout, modern conveniences, and access to communal outdoor space, this property is not to be missed.

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PROPERTY INFORMATION

KITCHEN/LIVING/DINING
17'10" x 15'10" (5.46 x 4.83)

BEDROOM ONE
17'10" x 11'7" (5.46 x 3.55)

ENSUITE

BEDROOM TWO
10'11" x 9'2" (3.34 x 2.80)

BATHROOM
8'7" x 5'1" (2.62 x 1.55)

Council Tax Band C

Tenure
Leasehold

Management Company :Ensign Commerce LTD
Lease Length : 125 Years from 25th December 2016 - 115 Years Remaining
Ground Rent : £250 P/A
Service Charge : £1334 P/A
Please note that Bernard's Estate Agents have not checked or verified the lease terms or the service charge/ground rent costs. The information provided above has been provided to us from the Seller. Your solicitor will check all of the above during the conveyancing process and you should only rely on information provided by them when making the final decision as to whether to buy any leasehold property.

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.

Bernards 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!

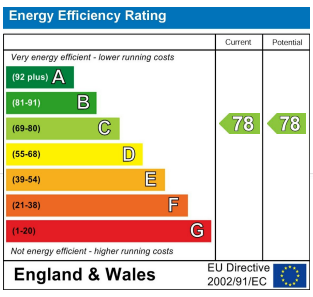
Offer Check Procedure
If you are considering making an offer on this or any other property we are marketing, we encourage you to contact your local office as early as possible. One of our financial advisors will work with you to verify and validate your offer, ensuring it is fully signed off and presented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

Removal Quotes
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.



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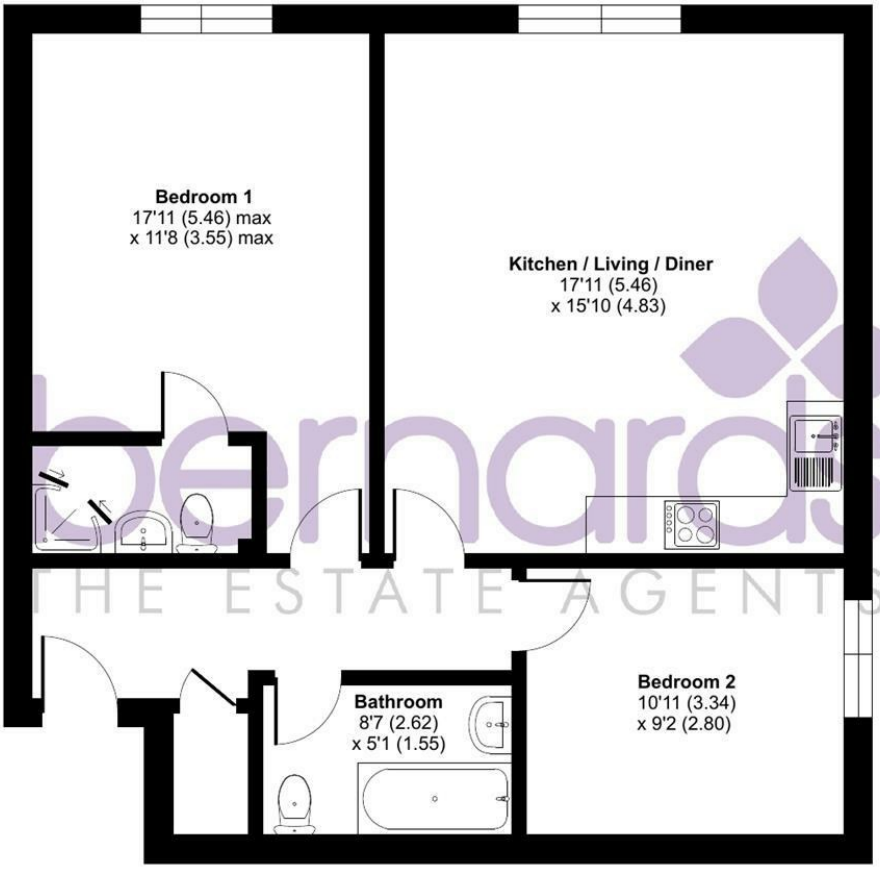
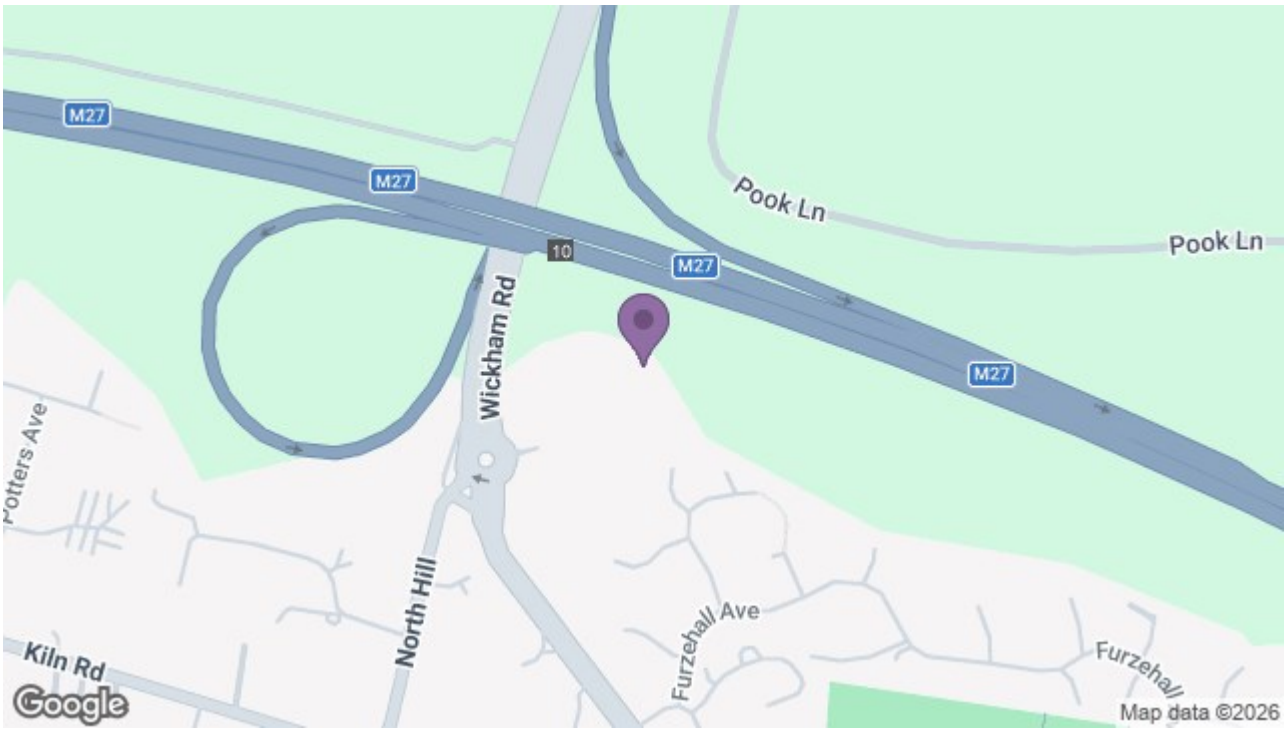
Wickham Road, Fareham, PO16

Approximate Area = 749 sq ft / 69.5 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1400661



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