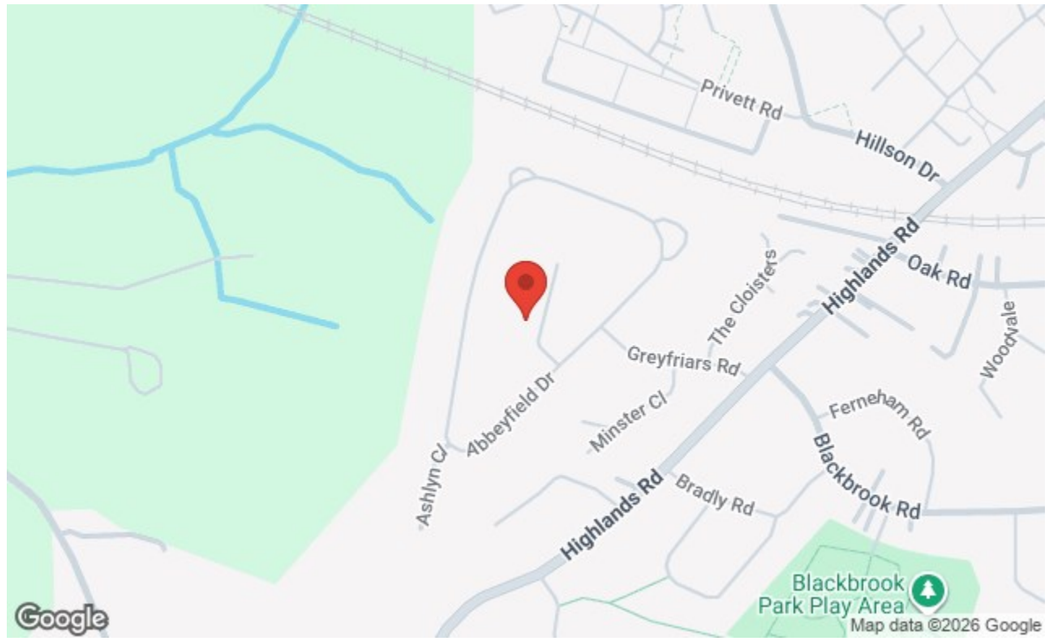


TOTAL FLOOR AREA : 881 sq.ft. (81.9 sq.m.) approx.

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

FOR SALE

Asking Price £385,000

Shenley Close, Fareham PO15 5PL

bernards THE ESTATE AGENTS



2 1 1

HIGHLIGHTS

- SEMI DETACHED BUNGALOW
- TWO BEDROOMS
- MODERN FITTED SHOWER ROOM
- KITCHEN BREAKFAST ROOM
- LOUNGE/DINER
- UPDATED AND IMPROVED BY CURRENT OWNERS
- WEST FACING REAR GARDEN
- GARAGE
- PRIVATE DRIVEWAY FOR MULTIPLE VEHICLES
- REQUESTED CUL DE SAC LOCATION

Located in the charming area of Shenley Close, Fareham, this delightful semi-detached bungalow offers a perfect blend of comfort and modern living. Spanning an impressive 881 square feet, the property features two well-proportioned bedrooms, making it an ideal choice for couples, small families, or those seeking a peaceful retirement retreat.

Upon entering, you will be greeted by a spacious reception room that provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The heart of the home is undoubtedly the contemporary kitchen breakfast room, which has been thoughtfully designed to cater to both culinary enthusiasts and casual diners alike.

The bungalow boasts a modern fitted shower room, recently updated and improved by the current owners, ensuring a stylish and functional space for your daily routines. The west-facing rear garden is a true highlight, offering a sun-drenched sanctuary for outdoor enjoyment, whether it be gardening, al fresco dining, or simply unwinding in the fresh air.

Parking is a breeze with space available for up to three vehicles, providing convenience for residents and visitors alike. This property is not just a bungalow; it is a home that has been lovingly cared for and enhanced, ready for its new owners to create lasting memories.

In summary, this semi-detached bungalow in Fareham presents an excellent opportunity for those seeking a modern, comfortable living space in a desirable location. With its appealing features and thoughtful updates, it is sure to attract interest from a variety of buyers. Do not miss the chance to make this lovely property your own.

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

PROPERTY INFORMATION

ENTRANCE HALL

LOUNGE/DINER
11'9" x 20'3" (3.60 x 6.19)

KITCHEN/BREAKFAST ROOM
9'10" x 13'10" (3.02 x 4.24)

BEDROOM ONE
8'7" x 15'9" (2.62 x 4.82)

BEDROOM TWO
10'1" x 11'6" (3.08 x 3.53)

BATHROOM
6'9"x.124'8" (2.08x.38)

GARAGE
8'1" x 16'9" (2.48 x 5.13)

DRIVEWAY

GARDEN

COUNCIL TAX BAND C

TENURE
Freehold

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.

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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.

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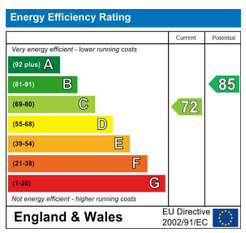












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