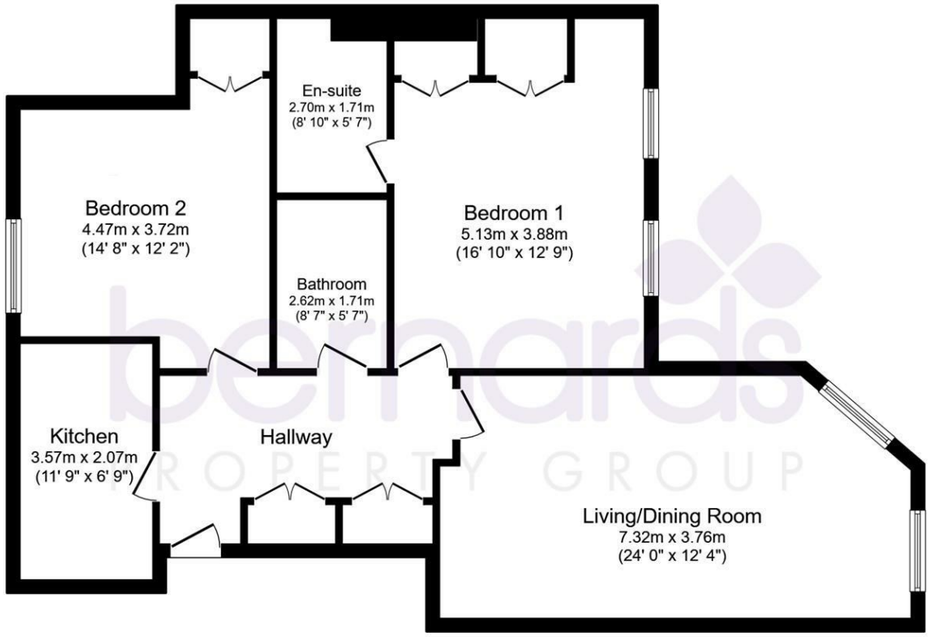
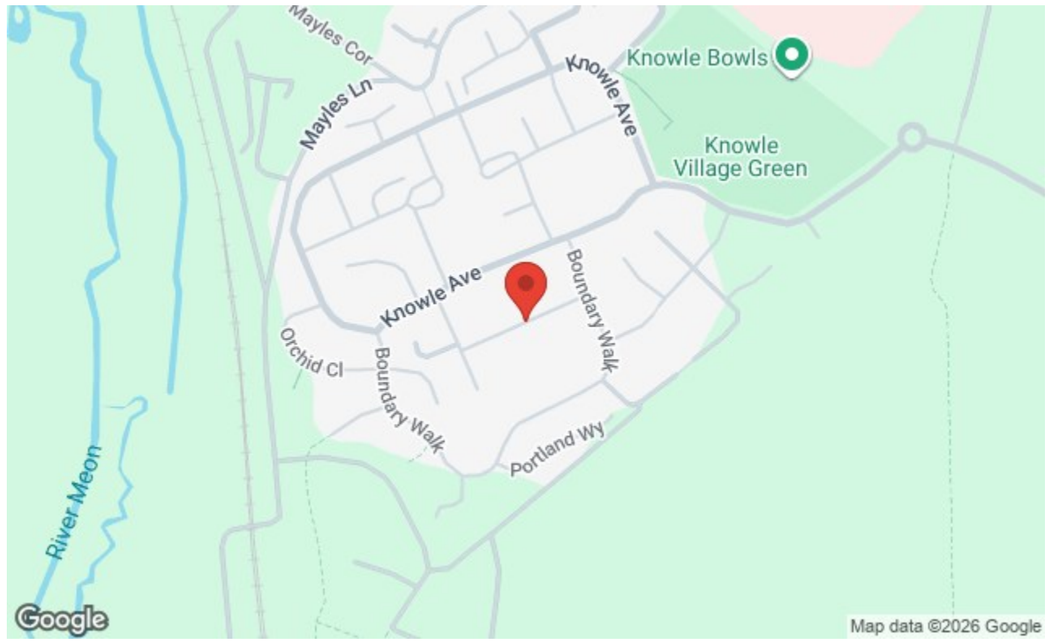



Top Floor

Total floor area: 93.9 sq.m. (1,011 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

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## HIGHLIGHTS

- OVER 1,000 SQ FT OF ACCOMMODATION
- PEACEFUL TOP FLOOR POSITION OFFERING ADDED PRIVACY
- IMPRESSIVE 24FT LIVING/DINING ROOM
- LOVELY ELEVATED VIEWS FROM THE LIVING SPACE & MAIN BEDROOM
- TWO LARGE DOUBLE BEDROOMS - BOTH WITH BUILT IN STORAGE
- GENEROUS ENTRANCE HALLWAY WITH MULTIPLE STORAGE CUPBOARDS
- IDEAL FIRST TIME BUY, DOWNSIZE OR INVESTMENT PURCHASE
- SOUGHT-AFTER LOCATION CLOSE TO LOCAL AMENITIES & TRANSPORT LINKS
- ALLOCATED PARKING SPACE
- STUNNING SURROUNDING GROUNDS !

IMPRESSIVE TOP FLOOR APARTMENT OFFERING OVER 1,000 SQ FT - STUNNING VIEWS !

Bernards are delighted to welcome to the market this exceptionally spacious two bedroom top floor apartment, offering an impressive 1,011 sq ft of beautifully proportioned accommodation, perfectly positioned within one of Fareham's most desirable residential locations.

Properties of this size are a rarity in today's market, and from the moment you step inside, the sense of space is immediately apparent. A generous central hallway provides access to all principal rooms and benefits from multiple storage cupboards, making day-to-day living both practical and convenient.

The standout feature of the home is undoubtedly the substantial living/dining room, stretching over 24ft in length and flooded with natural light from multiple aspects. This fantastic space offers plenty of room for both relaxing and entertaining, while the attractive bay-style window creates an excellent focal point with beautiful views across the grounds and beyond.

The separate kitchen is well-appointed and thoughtfully positioned away from the main living space, offering ample worktop and storage space for those who enjoy cooking.

Both bedrooms are excellent double rooms, with the main bedroom benefitting from fitted wardrobes and a private en-suite shower room. Bedroom two is equally impressive in size, making it ideal for guests, family members, or those requiring a home office. A well-presented family bathroom serves the remainder of the accommodation.

The property would make an ideal purchase for first-time buyers, professionals, downsizers or investors seeking a spacious apartment with generous room sizes rarely found in modern developments.

Useful Additional Information:

Leasehold
Top Floor Apartment (No Lift Access)
Approximately 1,011 Sq Ft
Council Tax: C
Parking: One Allocated Space (Off Road)
Service Charge: £2650 Per Annum
Ground Rent: £200 Per Annum
Gardening Charge: £206 Per Annum
Remaining Lease: 975

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# PROPERTY INFORMATION

**LIVING ROOM/DINING ROOM**
24'0" x 12'4" (7.32m x 3.76m )

**BEDROOM ONE**
16'10" x 12'9" (5.13m x 3.89m )

**BEDROOM TWO**
14'8" x 12'2" (4.47m x 3.71m)

**KITCHEN**
11'9" x 6'9" (3.58m x 2.06m)

**BATHROOM**
8'7" x 5'7" (2.62m x 1.70m )

**EN-SUITE**
8'10" x 5'6" (2.69m x 1.68m)

**COUNCIL TAX BAND C**

**TENURE**
Leasehold

**ANTI-MONEY LAUNDERING (AML)**

**BERNARDS MORTGAGE & PROTECTION**

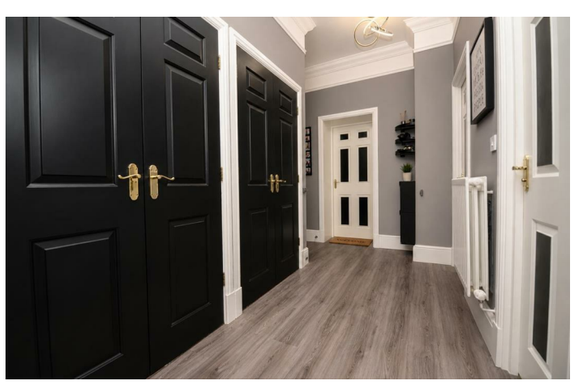
**OFFER CHECK PROCEDURE**

**REMOVAL QUOTES**

**SOLICITORS**

**DISCLOSURE STATEMENT**

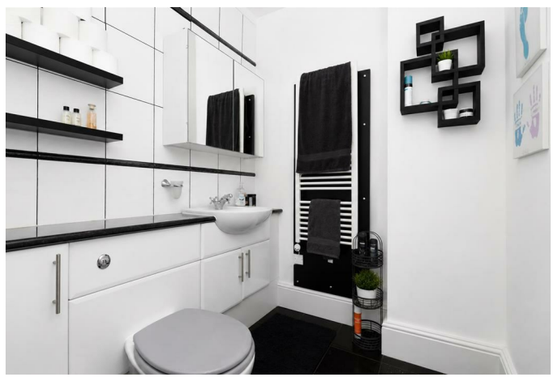




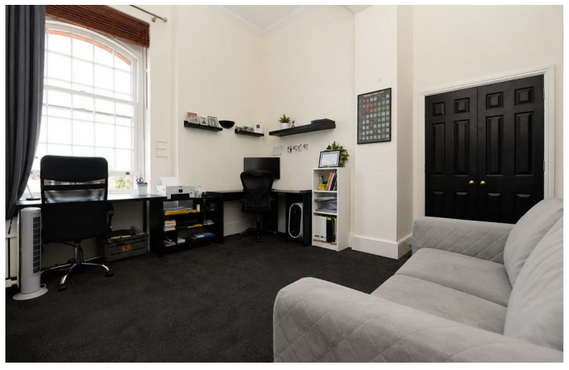




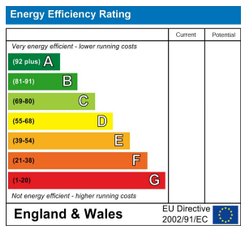













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