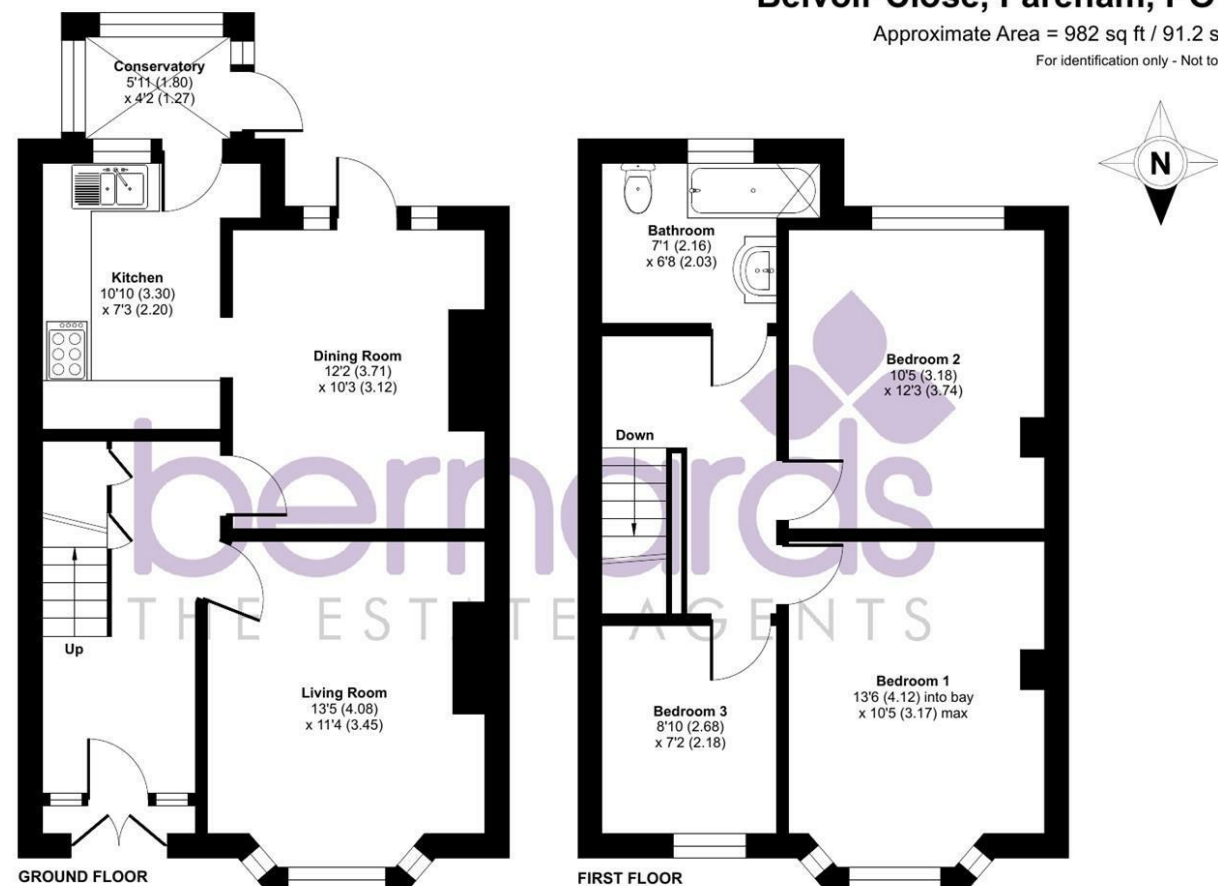


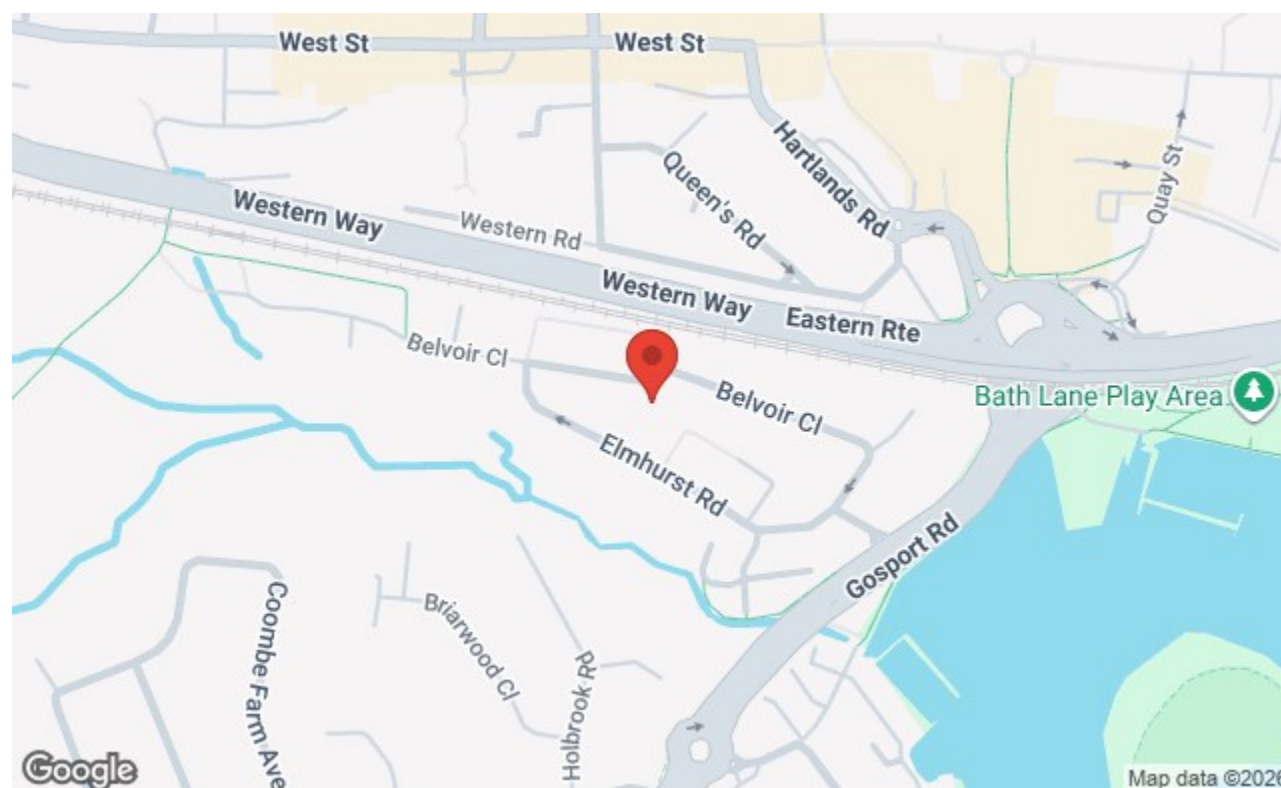
Belvoir Close, Fareham, PO16

Approximate Area = 982 sq ft / 91.2 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: 1407873



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



FOR SALE

Offers Over £300,000

Belvoir Close, Fareham PO16 0PL

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THE ESTATE AGENTS



3 1 2

HIGHLIGHTS

- Large Terraced Property
- Bright and Airy Throughout
- Modern Kitchen
- Conservatory Used As Utility Room
- Private Enclosed South-Facing Garden
- Private Driveway for Multiple Cars
- Close to Local Schools and Amenities
- HIVE Smart Thermostat
- Within Redlands Catchment (ofsted outstanding 2025)

This terraced house is ideally positioned within a quiet residential area, just a short distance from Fareham town centre, making it perfectly suited for families, first-time buyers, or investors alike. The property falls within the highly regarded Redlands School catchment area and offers well-balanced accommodation arranged over two floors, combining traditional proportions with modern upgrades.

The ground floor features two separate reception rooms, providing flexible living and dining space, ideal for both everyday family life and entertaining. To the rear, the kitchen offers practical workspace and direct access to the conservatory and enclosed rear garden, creating a smooth indoor-outdoor flow.

Upstairs, the home offers three well-proportioned bedrooms, complemented by a modern refitted bathroom finished to a high standard. Additional benefits include a Vaillant boiler with remaining warranty, a Hive smart thermostat for efficient temperature control, and driveway parking to the front of the property for multiple cars. The enclosed rear garden provides a private and secure outdoor space, perfect for children, pets, or summer relaxation.

Located close to local amenities, transport links, and schools, this home offers both convenience and comfort in a popular part of Fareham.

Call today to arrange a viewing
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PROPERTY INFORMATION

ENTRANCE HALL

LIVING ROOM

13'5 x 11'4 (4.09m x 3.45m)

DINING ROOM

12'2 x 10'3 (3.71m x 3.12m)

KITCHEN

10'10 x 7'3 (3.30m x 2.21m)

CONSERVATORY

5'11 x 4'2 (1.80m x 1.27m)

BEDROOM 1

13'6 x 10'5 (4.11m x 3.18m)

BEDROOM 2

10'5 x 12'3 (3.18m x 3.73m)

BEDROOM 3

8'10 x 7'2 (2.69m x 2.18m)

BATHROOM

7'1 x 6'8 (2.16m x 2.03m)

OUTSIDE

DRIVEWAY

ENCLOSED REAR GARDEN

TENURE

Freehold

COUNCIL TAX BAND C

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.

EPC - C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC	69	77
England & Wales		



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