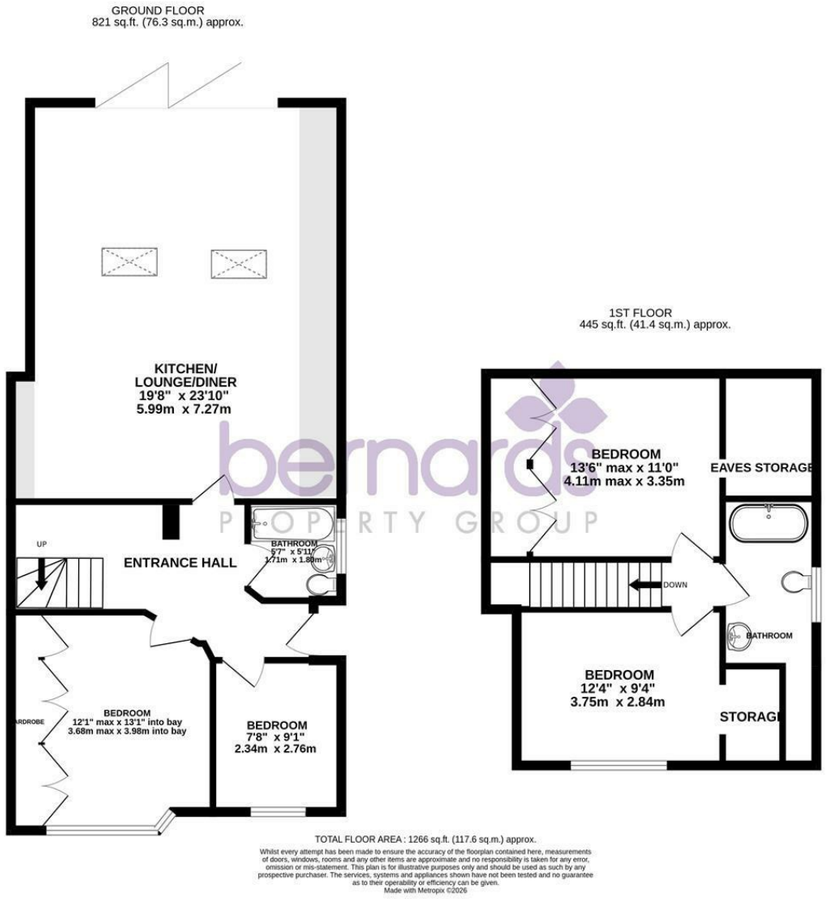

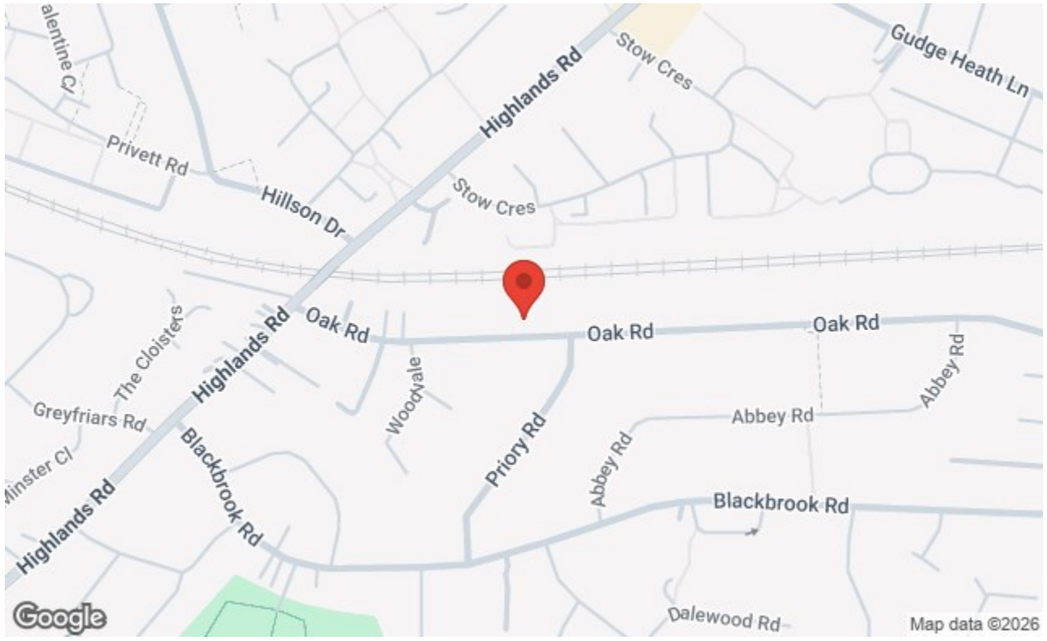

79 High Street, Fareham, Hampshire, PO16 7AX
t: 01329756500

FOR SALE

Guide Price £425,000

Oak Road, Fareham PO15 5HX

bernards THE ESTATE AGENTS

4 2 1

HIGHLIGHTS

- EXTENDED CHALET BUNGALOW
- FOUR BEDROOMS
- TWO BATHROOMS
- SEMI DETACHED
- PRIVATE DRIVEWAY
- ENCLOSED REAR GARDEN
- OPEN PLAN LIVING
- A MUST VIEW
- INTERGRATED APPLIANCES IN KITCHEN
- CLOSE PROXIMITY TO SHOPS AND TRANSPORT LINKS

Located Oak Road in Fareham, this delightful semi-detached extended chalet bungalow offers a perfect blend of comfort and convenience. Spanning an impressive 1,266 square feet, the property boasts four well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are greeted by a spacious reception room that seamlessly flows into an open-plan living area, perfect for entertaining guests or enjoying family time. The modern kitchen is equipped with integrated appliances, ensuring that culinary enthusiasts will find it a joy to prepare meals in this inviting space.

The bungalow features two bathrooms, providing ample facilities for both residents and visitors. The first floor bathroom is incomplete and will require finishing off.

Outside, the enclosed rear garden offers a private sanctuary, ideal for relaxing or hosting summer gatherings. Additionally, the property includes parking for two vehicles, a valuable asset in this sought-after area.

Situated in close proximity to local shops and excellent transport links, this home is perfectly positioned for those who appreciate easy access to amenities and commuting options. This charming bungalow is not just a property; it is a lifestyle choice that combines comfort, space, and convenience in one attractive package. Do not miss the opportunity to make this lovely home your own.

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

PROPERTY INFORMATION

KITCHEN/LOUNGE/DINER
19'7" x 23'10" (5.99 x 7.27)

BEDROOM ONE
12'0" x 13'0" (3.68 x 3.98)

BEDROOM TWO
13'5" x 10'11" (4.11 x 3.35)

BEDROOM THREE
12'3" x 9'3" (3.75 x 2.84)

BEDROOM FOUR
7'8" x 9'0" (2.34 x 2.76)

BATHROOM GROUND FLOOR
5'7" x 5'10" (1.71 x 1.80)

BATHROOM FIRST FLOOR
INCOMPLETE ROOM, PLUMBING IN PLACE AND ROOM HAS BEEN PLASTERED.

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.

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.
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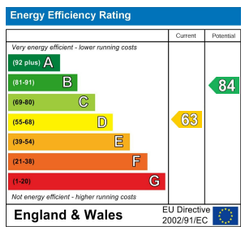

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