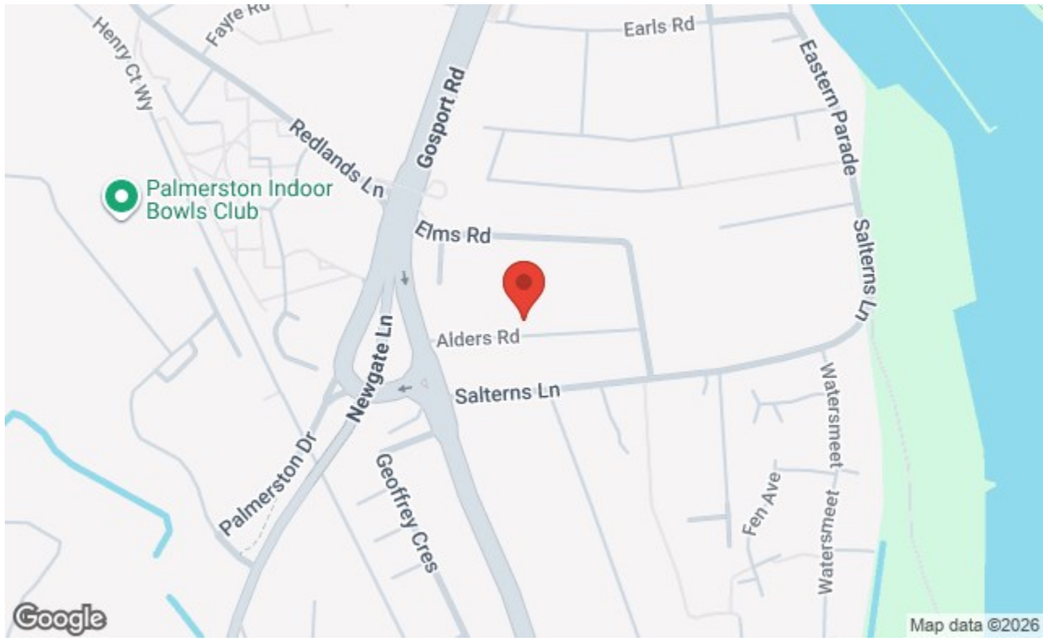
Alders Road, Fareham, PO16

Approximate Area = 1118 sq ft / 103.8 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: 1420545



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FOR SALE

Guide Price £385,000

Alders Road, Fareham PO16 0SH

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HIGHLIGHTS

- EXTENDED FAMILY HOME
- THREE BEDROOMS
- SEMI DETACHED HOUSE
- KITCHEN/DINING ROOM
- UTILITY ROOM AND W/C
- PRIVATE REAR GARDEN
- DRIVEWAY
- SEPARATE LIVING ROOM
- WALKING DISTANCE TO FAREHAM
- WALKING DISTANCE TO REDLANDS PRIMARY SCHOOL

Located on Alders Road in the charming town of Fareham, this delightful semi-detached house offers a perfect blend of space and comfort, making it an ideal family home. With an impressive 1,118 square feet of living space, this extended property features two inviting reception rooms, providing ample room for relaxation and entertaining.

The heart of the home is the well-appointed and open-plan kitchen/dining room/lounge , which is perfect for family meals and gatherings. Additionally, a separate living room offers a cosy retreat for quiet evenings. The property also boasts a convenient utility room and downstairs W/C, enhancing the functionality of the home.

This residence comprises three spacious bedrooms, ensuring that there is plenty of room for family members or guests. The well-designed bathroom caters to the needs of the household with ease.

For those with vehicles, the property includes parking for two vehicles, a valuable feature in this sought-after area. Families will appreciate the home's location within the catchment area for Redlands Primary School, making it an excellent choice for those with young children.

In summary, this semi-detached house on Alders Road is a wonderful opportunity for families seeking a spacious and well-located home in Fareham. With its extended layout and proximity to local amenities and schools, it is sure to attract interest from discerning buyers.

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

PROPERTY INFORMATION

RECEPTION ROOM
11'7" x 10'11" (3.54 x 3.35)

RECEPTION ROOM TWO
11'10" x 10'5" (3.61 x 3.19)

KITCHEN/DINING ROOM
16'6" x 12'9" (5.03 x 3.91)

UTILITY ROOM
8'0" x 4'11" (2.46 x 1.52)

BEDROOM ONE
11'7" x 11'0" (3.54 x 3.37)

BEDROOM TWO
11'10" x 10'3" (3.63 x 3.13)

BEDROOM THREE
8'2" x 8'1" (2.50 x 2.48)

BATHROOM
6'8" x 5'11" (2.04 x 1.82)

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.

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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.

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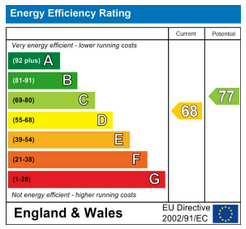

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