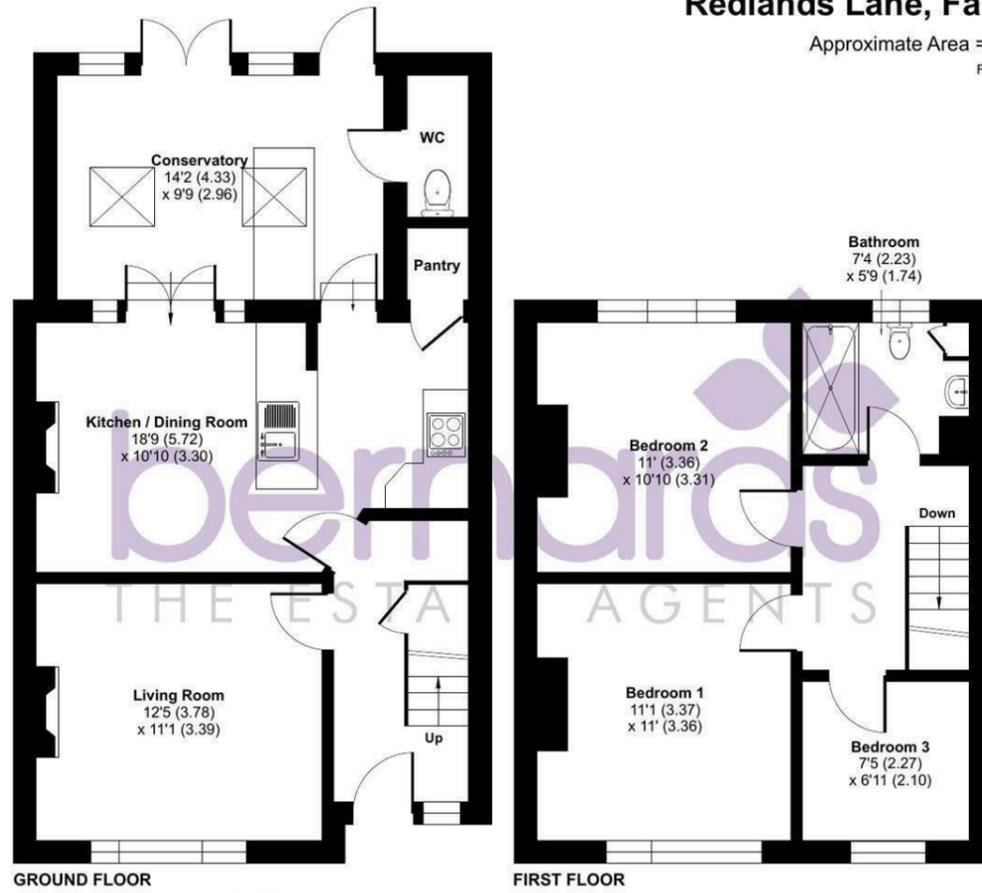


Redlands Lane, Fareham, PO14

Approximate Area = 1024 sq ft / 95.1 sq m
For identification only - Not to scale

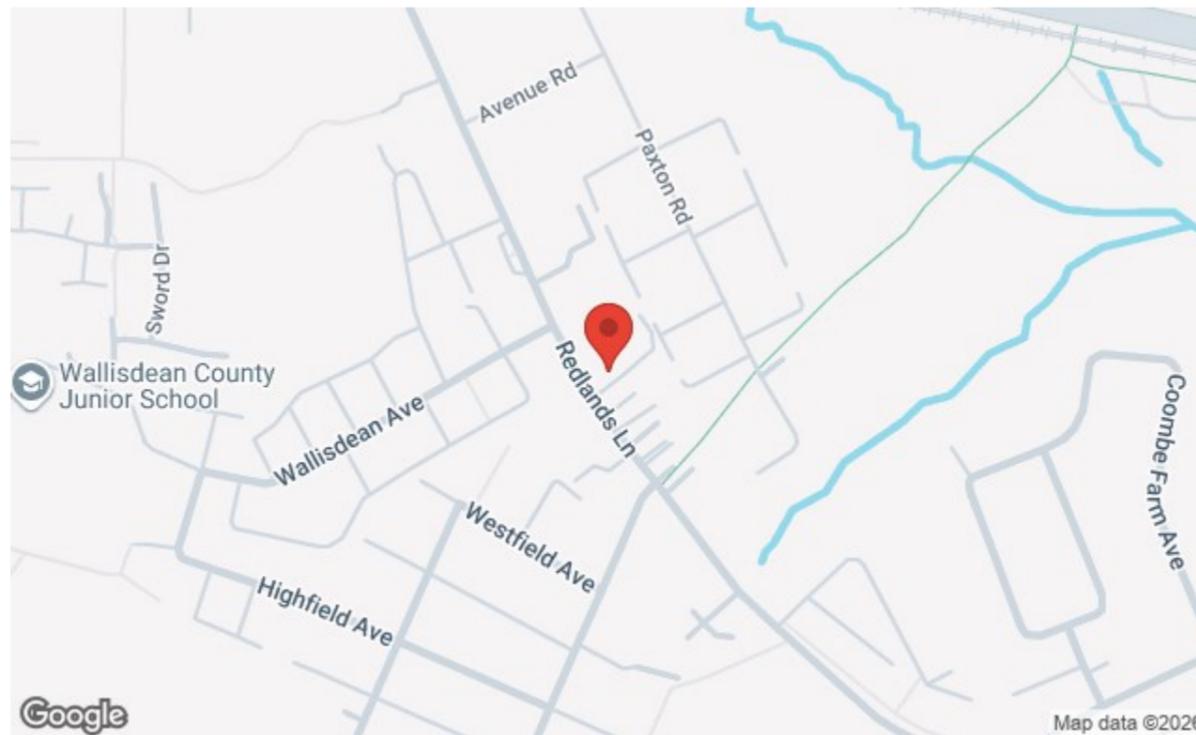


Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1383647



Price £320,000

Redlands Lane, Fareham PO14 1HD



HIGHLIGHTS

- THREE BEDROOM
- TERRACED HOUSE
- KITCHEN/DINER
- CONSERVATORY
- BATHROOM AND W/C
- PRIVATE DRIVEWAY
- 130FT REAR GARDEN
- WALKING DISTANCE TO LOCAL SCHOOLS
- WALKING DISTANCE TO FAREHAM TRAIN STATION
- A MUST VIEW

Located on Redlands Lane, Fareham, this delightful terraced house offers a perfect blend of comfort and convenience. Spanning an impressive 1,024 square feet, the property features two inviting reception rooms, ideal for both relaxation and entertaining. With three well-proportioned bedrooms, this home is perfect for families or those seeking extra space.

The property boasts a well-appointed bathroom, ensuring that daily routines are both practical and pleasant. One of the standout features of this home is the generous 130-foot rear garden, providing a wonderful outdoor space for gardening, play, or simply enjoying the fresh air. Additionally, the private driveway allows for parking of up to two vehicles, a valuable

asset in this sought-after location. Situated within walking distance to local schools, this property is perfect for families with children. The convenience of being close to Fareham train station also makes commuting a breeze, connecting you effortlessly to nearby towns and cities.

This terraced house on Redlands Lane is not just a home; it is a lifestyle choice that offers both tranquillity and accessibility. With its spacious layout, ample outdoor space, and proximity to essential amenities, this property is an excellent opportunity for those looking to settle in a vibrant community. Do not miss the chance to make this lovely house your new home.

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



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



PROPERTY INFORMATION

LIVING ROOM

12'4" * 11'1" (3.78 * 3.39)

KITCHEN/DINING ROOM

18'9" * 10'9" (5.72 * 3.30)

CONSERVATORY

14'2" * 9'8" (4.33 * 2.96)

BEDROOM ONE

11'0" * 11'0" (3.37 * 3.36)

BEDROOM TWO

11'0" * 11'0" (3.37 * 3.36)

BEDROOM THREE

7'5" * 6'10" (2.27 * 2.10)

BATHROOM

7'3" * 5'8" (2.23 * 1.74)

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.

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.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100) A			87
(81-91) B			
(69-80) C		72	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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