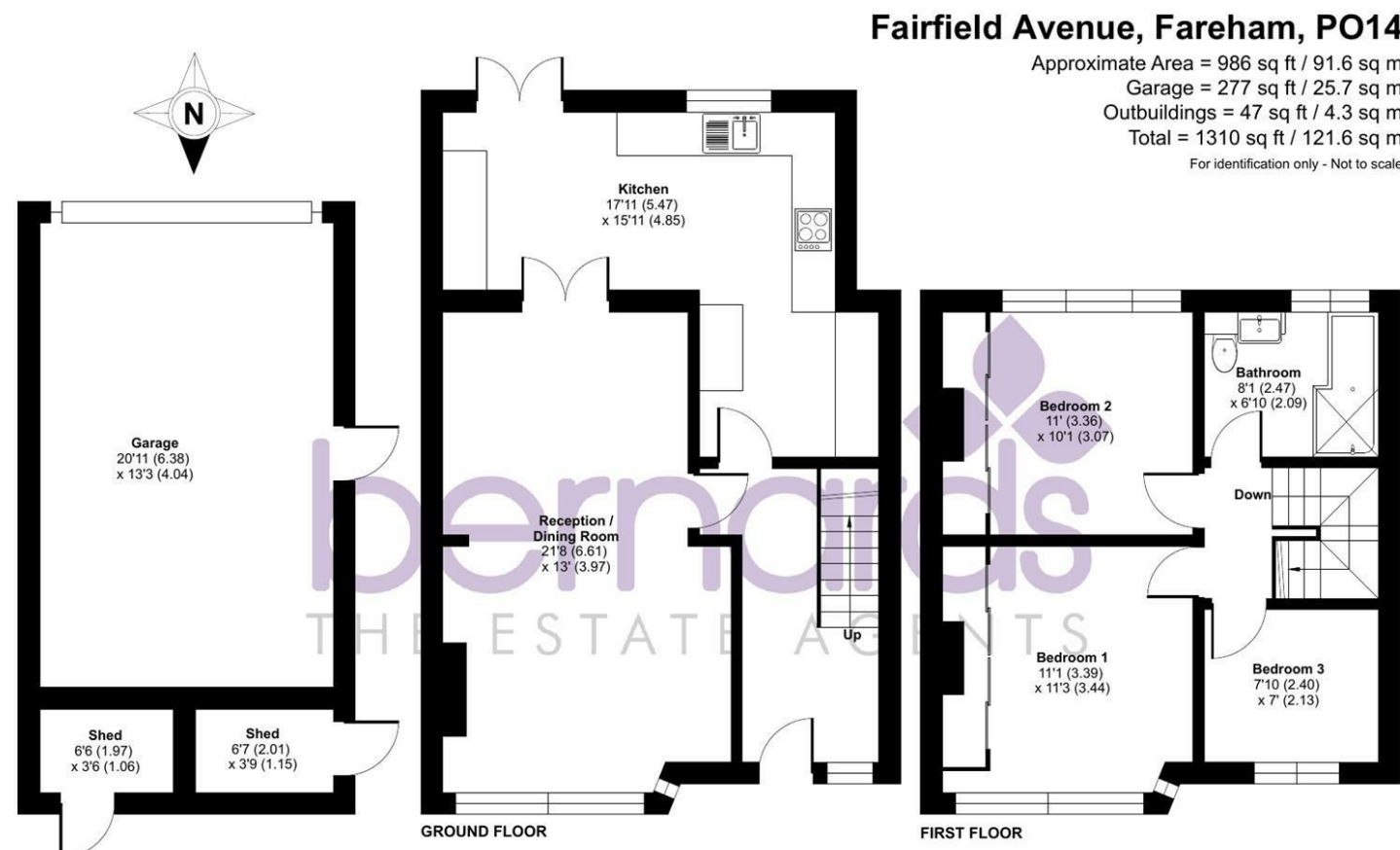
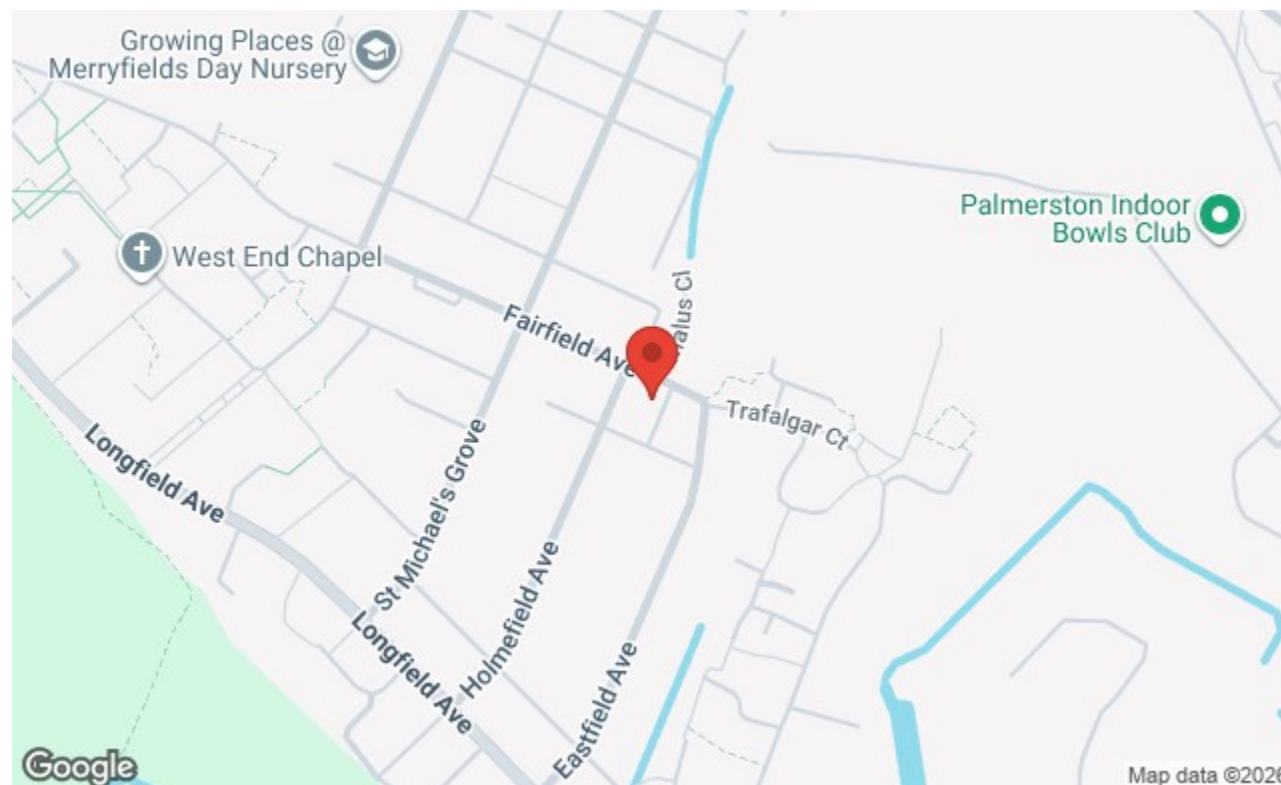




Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1498654



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



FOR SALE

£325,000

Fairfield Avenue, Fareham PO14 1ED

bernards
THE ESTATE AGENTS



 3  1  2

HIGHLIGHTS

- BEAUTIFULLY PRESENTED THROUGHOUT
- SUPERB THREE BEDROOM MID TERRACED HOME WITH LOTS OF FEATURES !
- STUNNING OPEN PLAN KITCHEN SPACE
- SPACIOUS 21FT OPEN-PLAN LOUNGE/DINING ROOM
- EXCELLENT TRANSPORT LINKS TO PORTSMOUTH, SOUTHAMPTON
- DRIVEWAY PARKING FOR MULTIPLE VEHICLES
- LARGE GARAGE WITH ELECTRIC ROLLER DOOR
- LESS THAN 10 MINUTES FROM THE BEACH/WATERFRONT
- APPROXIMATELY 1,310 SQ FT INCLUDING GARAGE & OUTBUILDINGS
- SOUTH-FACING REAR GARDEN + LOTS OF OUTSIDE STORAGE OPTIONS

FAIRFIELD AVENUE, FAREHAM – A HOME CHERISHED FOR CIRCA 40 YEARS...

Bernards are delighted to welcome to the sales market this exceptional three-bedroom mid-terraced family home, offered for sale for the first time since 1986. Lovingly cared for by the current owners for almost four decades, this is a property that immediately feels like home from the moment you walk through the door.

The location is equally appealing, offering excellent access to Fareham Town Centre, highly regarded local schools, supermarkets, restaurants and leisure facilities. Fareham's mainline railway station and the M27 provide convenient links to Portsmouth, Southampton and London, while the Hampshire coastline and beaches are less than ten minutes away.

Beautifully presented throughout, the current owners have thoughtfully modernised the property over the years, including an upgraded kitchen, contemporary bathroom, modern boiler and tasteful décor throughout, allowing the next owners to simply move straight in.

The accommodation enjoys a wonderful flow, beginning with a welcoming entrance hallway leading into an impressive 21ft open-plan lounge/dining room. This

superb space is perfect for everyday living and entertaining, while the fitted kitchen to the rear offers generous worktop space and direct access to the stunning south-facing garden.

Upstairs are three well-proportioned bedrooms, including two generous doubles and a versatile third bedroom, ideal as a nursery, home office or guest room, together with a stylish modern family bathroom.

Outside, the property continues to impress. The south-facing rear garden is beautifully maintained and ideal for enjoying the sunshine throughout the day. To the rear you'll also find an exceptionally large garage with an electric roller door, two useful storage sheds and driveway parking for multiple vehicles.

This much-loved home is ready for its next chapter. Offering beautifully presented accommodation it ticks all the boxes !

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



PROPERTY INFORMATION

RECEPTION ROOM/DINING ROOM

21'8" x 13'0" (6.61 x 3.97)

KITCHEN

17'11" x 15'10" (5.47 x 4.85)

BEDROOM ONE

13'1" x 11'3" (3.99 x 3.44)

BEDROOM TWO

11'0" x 10'0" (3.36 x 3.07)

BEDROOM THREE

7'10" x 6'11" (2.40 x 2.13)

BATHROOM

8'1" x 6'10" (2.47 x 2.09)

GARAGE

20'11" x 13'3" (6.38 x 4.04)

COUNCIL TAX BAND C

TENURE

Leasehold

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 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	72	80
England & Wales		

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