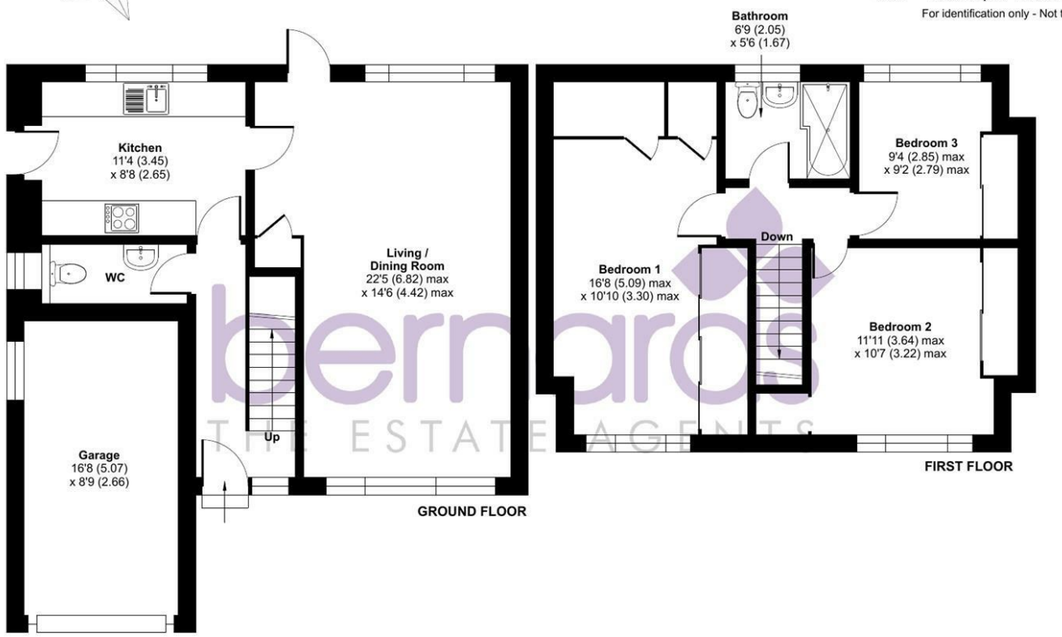
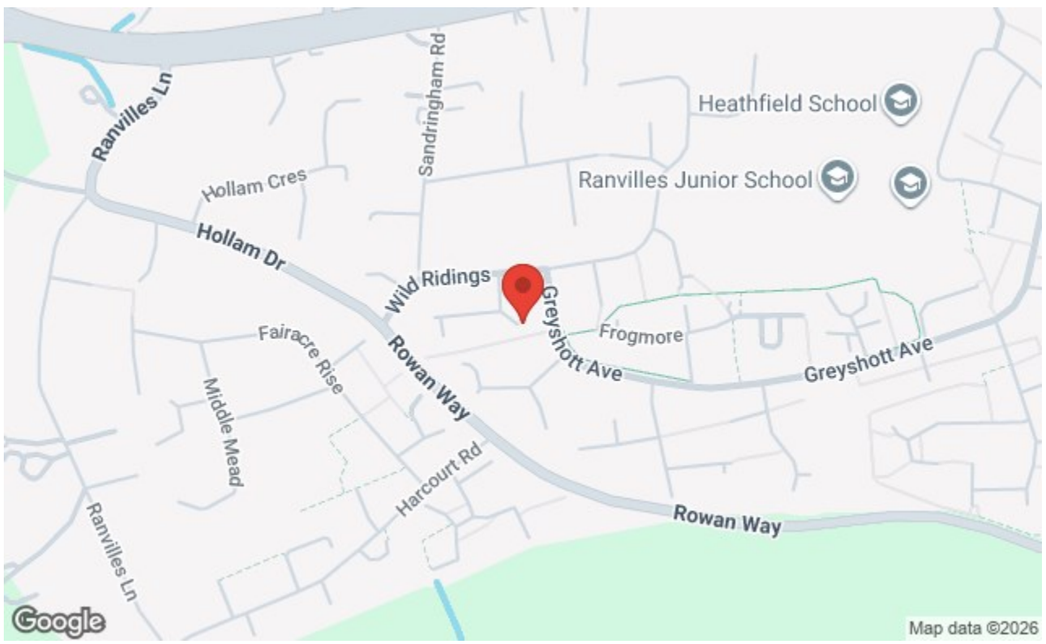
Lynden Close, Fareham, PO14

Approximate Area = 1021 sq ft / 94.8 sq m
Garage = 145 sq ft / 13.4 sq m
Total = 1166 sq ft / 108.2 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 2025. Produced for Bernards Estate and Letting Agents Ltd. REF: 1388328



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

FOR SALE

Offers In Excess Of £375,000

Lynden Close, Fareham PO14 3AL

bernards THE ESTATE AGENTS

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HIGHLIGHTS

- NO FORWARD CHAIN
- DETACHED HOUSE
- GARAGE
- THREE BEDROOMS WITH BUILT IN STORAGE
- CLOAKROOM
- BATHROOM
- LARGE LIVING ROOM/DINING ROOM
- PRIVATE DRIVEWAY
- A MUST VIEW
- FITTED KITCHEN

NO FORWARD CHAIN

Located in the charming area of Lynden Close, Fareham, this delightful detached house offers a perfect blend of comfort and convenience. Spanning an impressive 1,166 square feet, the property boasts three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, perfect for both relaxation and entertaining guests. The layout of the home is thoughtfully designed, ensuring a seamless flow between the living areas and the bedrooms.

The property features a well-appointed bathroom, catering to the needs of the household with ease. The kitchen is well-suited for daily culinary activities, allowing for the creation of delightful meals.

One of the standout features of this home is the ample parking space available for up to three vehicles, a rare find in many properties. This convenience is particularly beneficial for families or those with multiple cars.

Situated in Fareham, residents will enjoy the benefits of a friendly community, with local amenities, schools, and parks within easy reach. The area is well-connected, making it simple to access nearby towns and cities.

In summary, this detached house on Lynden Close presents an excellent opportunity for those seeking a spacious and comfortable home in a desirable location. With its generous living space, parking facilities, and proximity to local amenities, it is a property not to be missed.

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

PROPERTY INFORMATION

LIVING/DINING ROOM
22'4" * 14'6" (6.82 * 4.42)

KITCHEN
11'3" * 8'8" (3.45 * 2.65)

BEDROOM ONE
16'8" * 10'9" (5.09 * 3.30)

BEDROOM TWO
11'11" * 10'6" (3.64 * 3.22)

BEDROOM THREE
9'4" * 9'1" (2.85 * 2.79)

BATHROOM
6'8" * 5'5" (2.05 * 1.67)

GARAGE
16'7" * 8'8" (5.07 * 2.66)

COUNCIL TAX BAND D

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.

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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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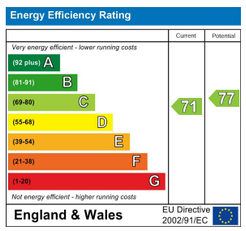

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