

Offers In Excess Of £350,000

Parklands Avenue, Waterlooville PO8 8HN

**bernards**  
THE ESTATE AGENTS



## HIGHLIGHTS

- THREE BEDROOMS
- END OF TERRACE
- OPEN PLAN LIVING
- MODERN KITCHEN
- DOWNSTAIRS W.C.
- GARDEN
- STUDIO
- GARAGE EN-BLOC
- HORNDEAN LOCATION
- PERFECT FIRST TIME BUY

Nestled in the desirable area of Parklands Avenue, Waterlooville, this charming end of terrace house presents an excellent opportunity for first-time buyers. The property boasts three well-proportioned bedrooms, providing ample space for a growing family or those seeking extra room for guests or a home office.

Upon entering, you are welcomed into a spacious lounge diner, perfect for both relaxation and entertaining. This inviting area flows seamlessly, creating a warm and homely atmosphere. The property also features a delightful garden studio, which can serve as a creative space, a home gym, or simply a tranquil retreat to enjoy the outdoors.

The house includes a conveniently located bathroom, ensuring comfort and practicality for everyday living. Additionally the property benefits from a garage

en-bloc, offering further storage solutions or a secure space for your vehicle.

The outdoor space is a notable highlight, providing a lovely garden area where you can unwind and enjoy the fresh air. This semi-detached home is not only well-situated but also offers a perfect blend of comfort and convenience, making it an ideal choice for those looking to step onto the property ladder.

In summary, this property on Parklands Avenue is a wonderful opportunity for first-time buyers seeking a charming home in a friendly neighbourhood. With its ample living space, outdoor features, and practical amenities, it is sure to attract interest. Do not miss the chance to make this delightful house your new home.

Call today to arrange a viewing  
02392 232 888  
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# PROPERTY INFORMATION

## ENTRANCE HALL

W.C.

## LIVING ROOM

17'5" x 16'4" (5.33 x 4.98)

## DINING ROOM

10'9" x 7'9" (3.28 x 2.37)

## KITCHEN

10'7" x 8'2" (3.24 x 2.51)

## LANDING

## BEDROOM 1

14'7" x 9'3" (4.47 x 2.82)

## BEDROOM 2

12'5" x 9'3" (3.79 x 2.84)

## BEDROOM 3

10'11" x 6'7" (3.33 x 2.03)

## BATHROOM

7'5" x 6'7" (2.28 x 2.02)

## GARDEN

## STUDIO/GARDEN ROOM

13'1" x 7'8" (3.99 x 2.36)

## GARAGE EN-BLOC

16'5" x 8'1" (5.02 x 2.48)

## Council tax band

The local authority is Havant borough council.

BAND : C YEARLY £1967

## Offer check

If you are considering making an offer for this or any other property Bernards Estate Agents are marketing, please make contact with your local office so we can verify your financial/Mortgage situation.

## Solicitors

Bernards appreciate that picking a trustworthy solicitor can be difficult, so we have teamed up with a select few local solicitors to ensure your sale is dealt with in a professional and timely manner.

Please ask a member of staff for further details!

## Removals

Also here at Bernards we like to offer our clients the complete service. In doing so we have taken the time to source a reputable removal company to ensure that your worldly belongings are moved safely. Please ask in office for further details and quotes.



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			
England & Wales	EU Directive 2002/91/EC	73	80

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# Parklands Avenue, Waterlooville, PO8



Approximate Area = 981 sq ft / 91.1 sq m

Garage = 134 sq ft / 12.4 sq m

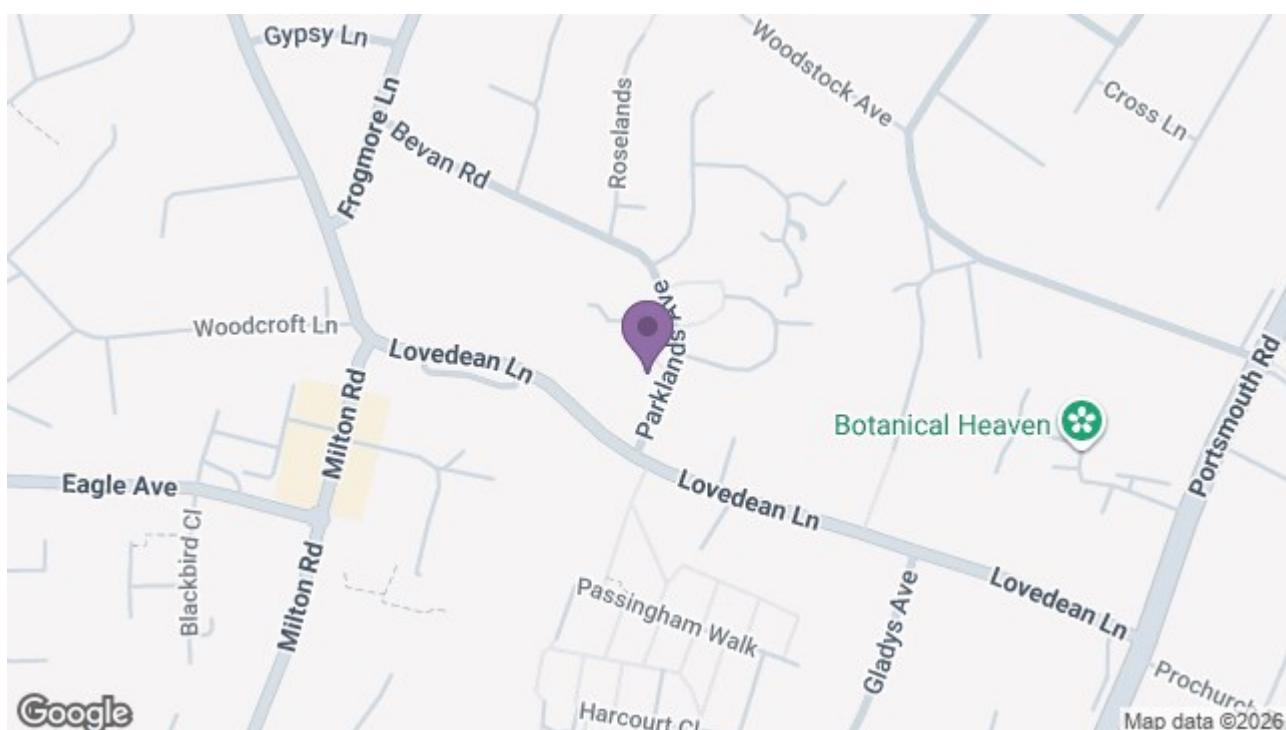
Outbuilding = 101 sq ft / 9.3 sq m

Total = 1216 sq ft / 112.8 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: 1407048



Nelson House 47 London Road, Waterlooville, Hants, PO7 7EX

t: 02392 232 888

