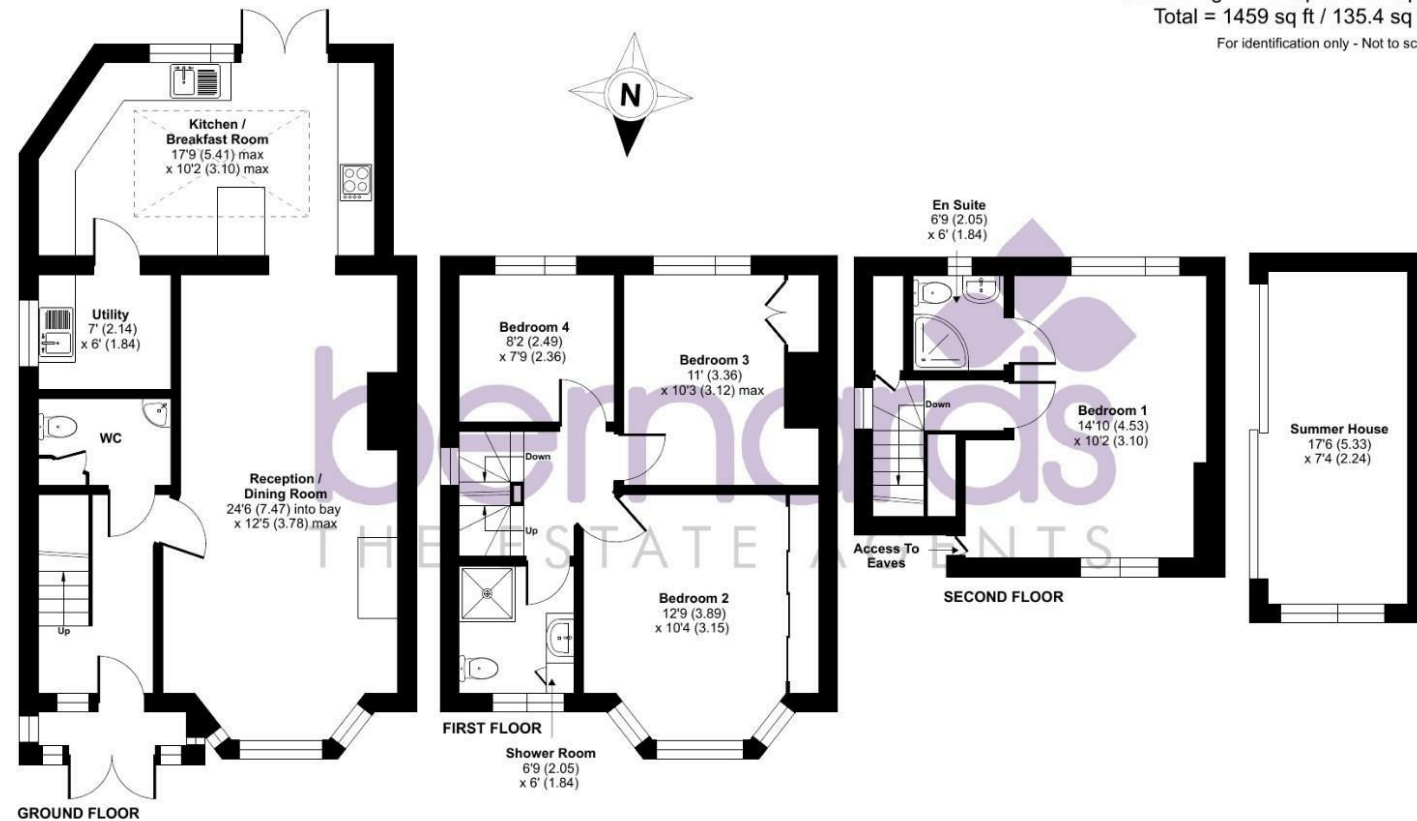


Aldermoor Road, Waterlooville, PO7

Approximate Area = 1330 sq ft / 123.5 sq m
Outbuilding = 129 sq ft / 11.9 sq m
Total = 1459 sq ft / 135.4 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). © nichicom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1408426



Nelson House 47 London Road, Waterlooville, Hants, PO7 7EX
t: 02392 232 888



£350,000

Aldermoor Road, Waterlooville PO7 5ND

bernards
THE ESTATE AGENTS



HIGHLIGHTS

- ❖ FOUR BEDROOMS
- ❖ SEMI DETACHED
- ❖ LOUNGE/DINER
- ❖ KITCHEN BREAKFAST
- ❖ UTILITY ROOM
- ❖ GROUND FLOOR W.C.
- ❖ EN-SUITE TO MASTER
- ❖ SUMMER HOUSE
- ❖ OFF ROAD PARKING FOR TWO
- ❖ PURBROOK CATCHMENT

Nestled on Aldermoor Road in Purbrook, this delightful four-bedroom semi-detached family home offers a perfect blend of comfort and modern living. Upon entering, you are welcomed into a spacious lounge/diner, ideal for both relaxation and entertaining. The well-appointed kitchen/breakfast room provides a lovely space for family meals and gatherings.

This property boasts a convenient downstairs w.c. enhancing its practicality for family life. The loft conversion is a standout feature, transforming the upper level into a luxurious master bedroom complete

with an en-suite bathroom, ensuring privacy and comfort.

Outside, the garden is a true gem, featuring a large summer house that can serve as a versatile space for hobbies, relaxation, or even a home office. Additionally, the property offers parking for two vehicles, making it a convenient choice for families or those with multiple cars.

With its generous living spaces and thoughtful design, this home is perfect for families seeking a welcoming environment in a desirable location. Don't miss the opportunity to make this lovely property your own.

Call today to arrange a viewing
02392 232 888
www.bernardsestates.co.uk



PROPERTY INFORMATION

ENTRANCE HALL

W.C

LOUNGE/DINER

24'6" x 12'4" (7.47 x 3.78)

KITCHEN/BREAKFAST ROOM

17'8" x 10'2" (5.41 x 3.10)

UTILITY ROOM

7'0" x 6'0" (2.14 x 1.84)

FIRST FLOOR LANDING

BEDROOM 2

12'9" x 10'4" (3.89 x 3.15)

BEDROOM 3

11'0" x 10'2" (3.36 x 3.12)

BEDROOM 4

8'2" x 7'8" (2.49 x 2.36)

SHOWER ROOM

6'8" x 6'0" (2.05 x 1.84)

SECOND FLOOR LANDING

BEDROOM 1

14'10" x 10'2" (4.53 x 3.10)

EN-SUITE

6'8" x 6'0" (2.05 x 1.84)

GARDEN

SUMMER HOUSE

17'5" x 7'4" (5.33 x 2.24)

PARKING FOR TWO CARS

COUNCIL TAX BAND C

The local authority is Havant borough council.
BAND : YEARLY £1967

OFFER CHECK

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

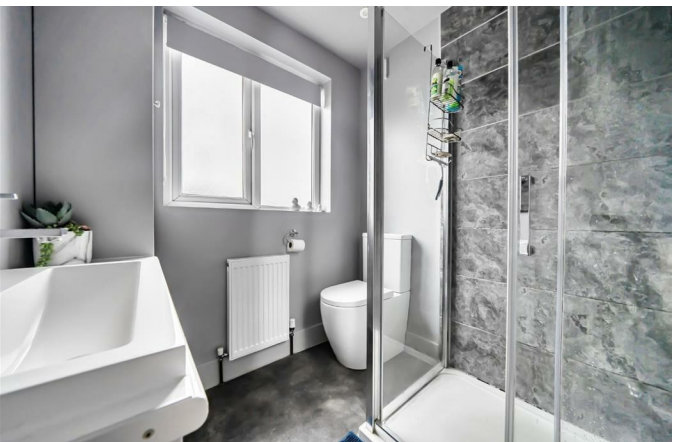
REMOVALS

Also here at Bernard's 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.

SOLICITORS

Bernard's 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!



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		
England & Wales		



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