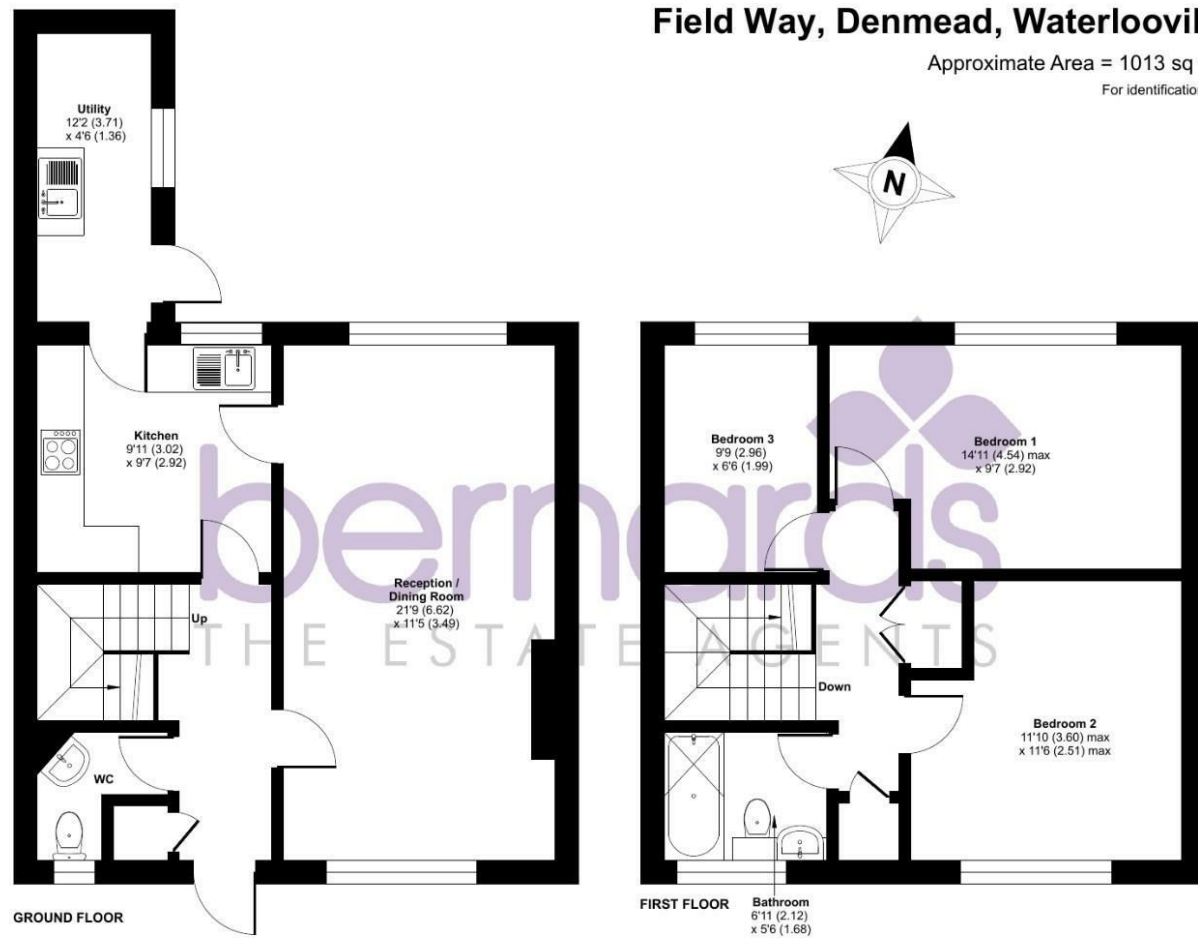
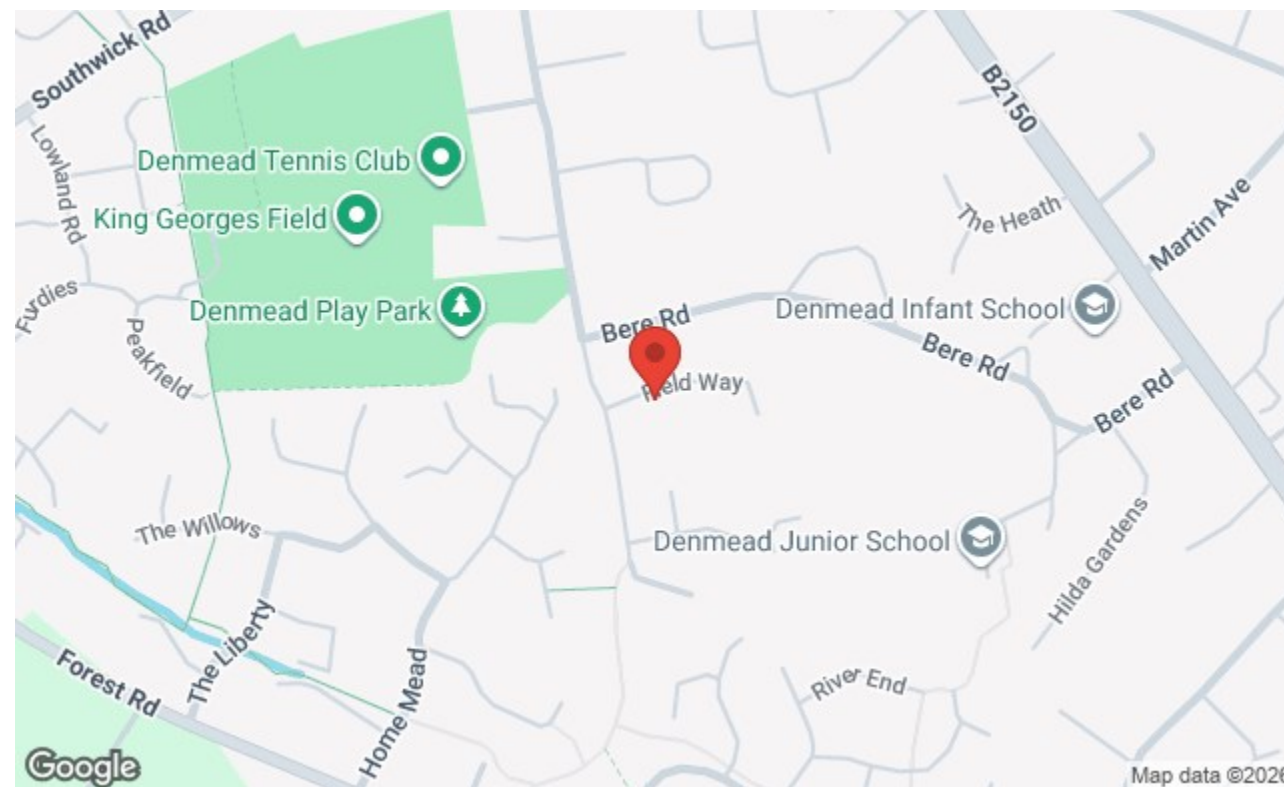


## Field Way, Denmead, Waterlooville, PO7

Approximate Area = 1013 sq ft / 94.1 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). © nichicom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1435584



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



### Offers In Excess Of £300,000

1, Field Way, Denmead, Hampshire, PO7 6EQ, PO7 6EQ



### HIGHLIGHTS

- THREE BEDROOMS
- KITCHEN
- UTILITY ROOM
- LOUNGE/DINER
- DOWNSTAIRS W.C.
- FIRST FLOOR BATHROOM
- OFF ROAD PARKING TO REAR
- DENMEAD VILLAGE
- CLOSE TO LOCAL SHOPS
- AN IDEAL FIRST TIME BUY

Nestled in the charming village of Denmead, Hampshire, this delightful three-bedroom house in Field Way offers a perfect blend of comfort and convenience. The property features a spacious reception room, ideal for both relaxation and entertaining guests. The well-appointed kitchen, complete with a utility room, provides ample space for culinary pursuits and everyday living.

The three bedrooms are thoughtfully designed, offering a peaceful retreat for family members or guests. The bathroom is functional and well-maintained, catering to the needs of modern living.

One of the standout features of this home is the off-road parking available at the rear, ensuring that you have a secure and convenient space for your vehicle.

Living in Denmead means enjoying the tranquillity of village life while still being within easy reach of local amenities. This property presents a wonderful opportunity for families or individuals seeking a comfortable home in a friendly community. Don't miss the chance to make this lovely house your new home.

Call today to arrange a viewing

02392 232 888

[www.bernardsestates.co.uk](http://www.bernardsestates.co.uk)



# PROPERTY INFORMATION

## ENTRANCE HALL

## W.C.

## KITCHEN

9'10" x 9'6" (3.02 x 2.92)

## UTILITY ROOM

12'2" x 4'5" (3.71 x 1.36)

## LOUNGE/DINER

21'8" x 11'5" (6.62 x 3.49)

## LANDING

## BEDROOM 1

14'10" x 9'6" (4.54 x 2.92)

## BEDROOM 2

11'9" x 8'2" (3.60 x 2.51)

## BEDROOM 3

9'8" x 6'6" (2.96 x 1.99)

## BATHROOM

6'11" x 5'6" (2.12 x 1.68)

## GARDEN

## PARKING TO REAR

## COUNCIL TAX BAND

The local authority is Winchester City Council.  
BAND : C YEARLY £2001

## MORTGAGE SERVICE

We offer financial services here at Bernard's. If you would like to review your current Agreement In Principle or are yet to source a lender then we can certainly help.

## 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.

## 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!

## 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.



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs (92 plus) <b>A</b>	89
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	75
EU Directive 2002/91/EC	
England & Wales	



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