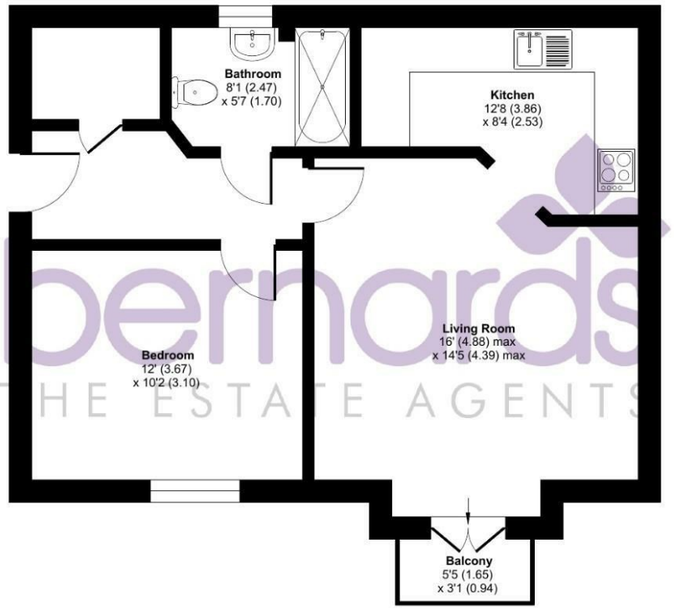
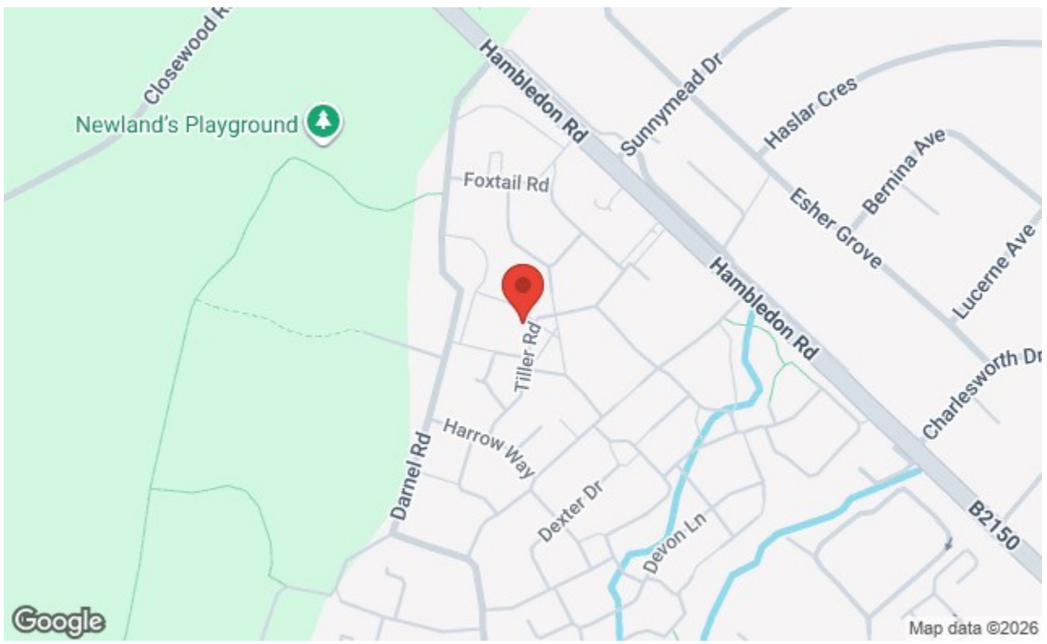
Prunella Place, Tiller Road, Waterlooville, PO7

Approximate Area = 551 sq ft / 51.1 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). © nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1486656



FOR SALE

Offers In Excess Of £180,000

Tiller Road, Waterlooville PO7 7BN

bernards THE ESTATE AGENTS

1 1 1

HIGHLIGHTS

- One Bedroom Apartment
- First Floor
- Balcony
- Modern Fitted Kitchen
- Large Double Bedroom
- Generously Sized Bathroom
- Allocated Parking
- Desirable Location
- Great First Time Buyer Purchase
- A Must View!

Nestled in the desirable area of Tiller Road, Waterlooville, this charming one-bedroom apartment is an ideal choice for first-time buyers or those seeking a comfortable living space. Situated on the first floor of a well-maintained block of flats, this property boasts a prime location, conveniently close to local amenities including schools and shops, and is just a stone's throw from the stunning South Downs National Park.

As you step inside, you are greeted by a welcoming hallway that provides access to all rooms. The open-plan lounge and dining area offers a spacious environment perfect for entertaining guests or simply relaxing. This area also features a delightful balcony, allowing you to enjoy fresh air and views. The modern fitted kitchen is equipped with integrated appliances, making it both stylish and functional for everyday cooking.

The bedroom is a generous double, providing ample space for furnishings and personal touches, ensuring a comfortable retreat at the end of the day. The bathroom is well-appointed, featuring a fitted bath with an overhead shower, a basin, and a WC.

Externally, the property benefits from allocated parking along with additional visitor parking, making it convenient for both residents and guests. This apartment presents a superb opportunity for those looking to step onto the property ladder in a vibrant and accessible location. Don't miss the chance to make this lovely home your own.

The management company provides a surplus refund of service charges not used back to the owners on a yearly basis.

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

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

PROPERTY INFORMATION

LIVING ROOM
16'0" x 14'4" (4.88m x 4.39m)

KITCHEN
12'7" x 8'3" (3.86m x 2.53m)

BEDROOM
12'0" x 10'2" (3.67m x 3.10m)

BATHROOM
8'1" x 5'6" (2.47m x 1.7m)

BALCONY
5'4" x 3'1" (1.65m x 0.94m)

ANTI MONEY LAUNDERING
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

COUNCIL TAX BAND
BAND B

LEASEHOLD FURTHER INFORMATION
Lease Length: 111 Years Remaining Ground Rent: £263 per annum Service Charge: 2616 per annum
Please note that Bernard's Estate Agents have not checked or verified the lease terms or the service charge/ground rent costs. The information provided above has been provided to us from the Seller. Your solicitor will check all of the above during the conveyancing process and you should only rely on information provided by them when making the final decision as to whether to buy any leasehold property.

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.

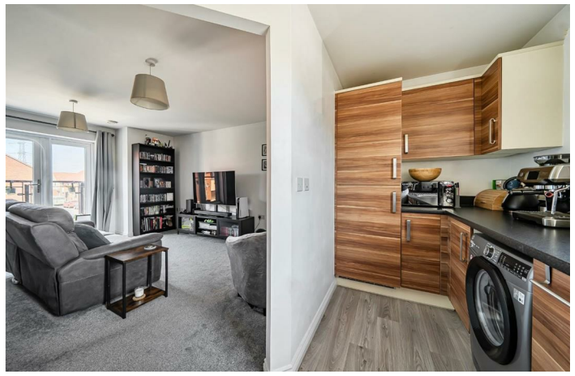
If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

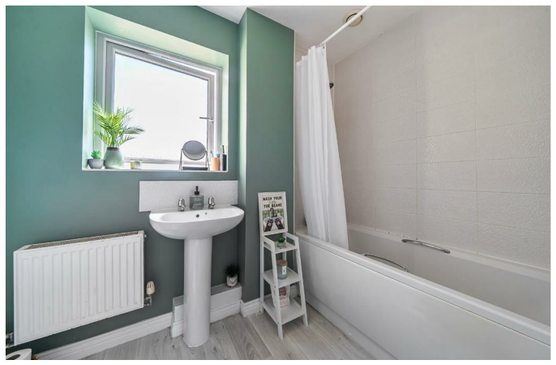
OFFER VERIFICATION PROCEDURE
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

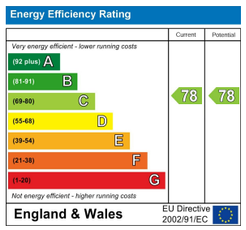
PROPERTY REMOVALS
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

SOLICITOR QUOTES
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.

TENURE OF PROPERTY
Leasehold







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