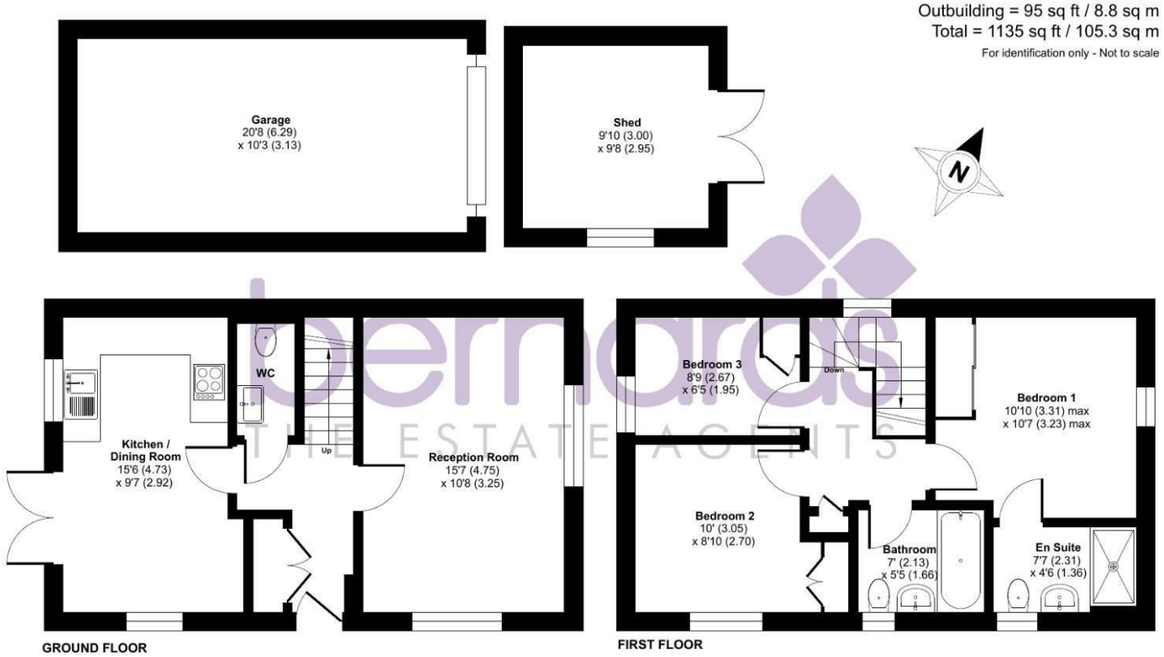
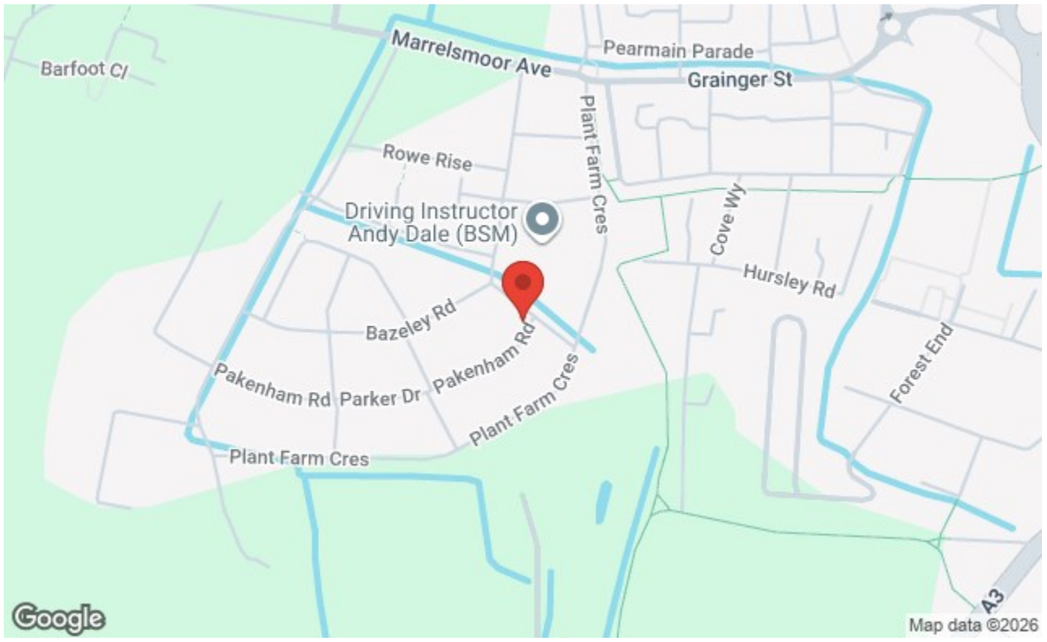
Pakenham Road, Waterlooville, PO7

Approximate Area = 828 sq ft / 76.9 sq m
Garage = 212 sq ft / 19.6 sq m
Outbuilding = 95 sq ft / 8.8 sq m
Total = 1135 sq ft / 105.3 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: 1436326



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

FOR SALE

Guide Price £425,000

Pakenham Road, Waterlooville PO7 3BY

bernards THE ESTATE AGENTS

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HIGHLIGHTS

- THREE BEDROOM
- DETACHED
- RECEPTION ROOM
- KITCHEN/DINING ROOM
- BATHROOM
- EN SUITE
- WC
- GARAGE
- OFF ROAD PARKING
- A MUST VIEW

Situated on the sought-after Pakenham Road in Waterlooville, this well-presented three-bedroom detached home offers spacious and versatile accommodation, extending to approximately 1,135 sq ft, ideal for modern family living.

The ground floor features a generous reception room, perfect for both relaxing and entertaining, alongside a bright and sociable kitchen/dining room forming the heart of the home, with patio doors incorporating integral blinds and opening onto the rear garden. A convenient downstairs WC and a useful hallway storage cupboard complete the layout.

Upstairs, there are three well-proportioned bedrooms, all benefiting from fitted wardrobes, including a principal bedroom with en suite, as well as a modern family bathroom. The property is further enhanced by sash-style uPVC windows with fitted wooden blinds, which are to be included in the sale.

Externally, the property benefits from off-road parking for up to three vehicles and a detached garage, providing excellent storage or potential for a workshop. The landscaped front garden has been designed for low maintenance, while the private rear garden has been thoughtfully arranged with porcelain tiling for easy upkeep, creating an ideal space for outdoor dining and entertaining. A large summer house provides additional storage or versatile use.

Ideally located within easy reach of local amenities, well-regarded schools, and transport links, this superb home is not to be missed.

Early viewing is highly recommended.

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

PROPERTY INFORMATION

ANTI MONEY LAUNDERING HAVANT
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

HAVANT COUNCIL TAX BAND
Havant Borough Council: BAND D

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
Freehold

RECEPTION ROOM
15'7" x 10'7" (4.75 x 3.25)

KITCHEN/ DINING ROOM
15'6" x 9'6" (4.73 x 2.92)

BEDROOM ONE
10'10" x 10'7" (3.31 x 3.23)

BEDROOM TWO
10'0" x 8'10" (3.05 x 2.70)

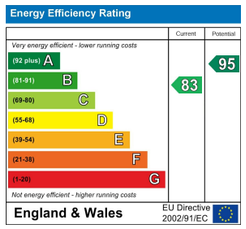
BEDROOM THREE
8'9" x 6'4" (2.67 x 1.95)

BATHROOM
6'11" x 5'5" (2.13 x 1.66)

EN SUITE
7'6" x 4'5" (2.31 x 1.36)

GARAGE
20'7" x 10'3" (6.29 x 3.13)

SHED
9'10" x 9'8" (3.00 x 2.95)



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