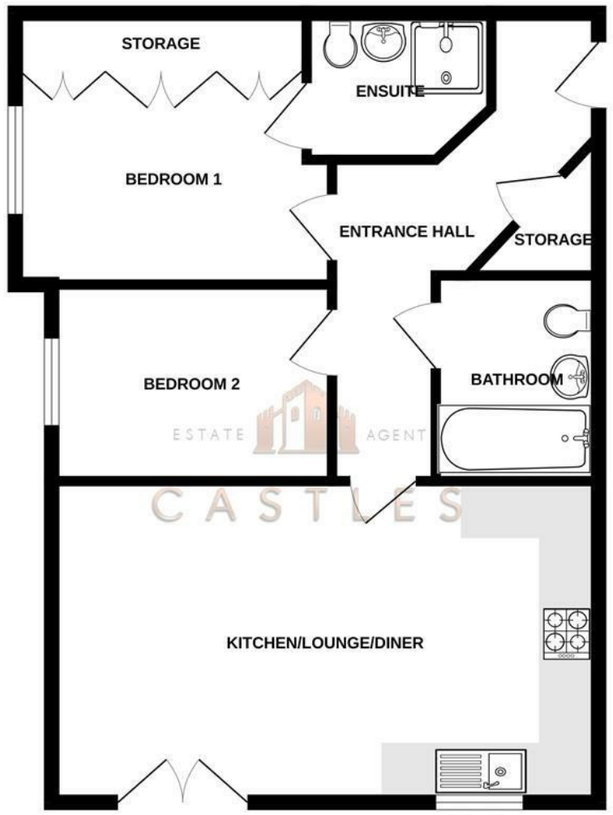
Floor Plan

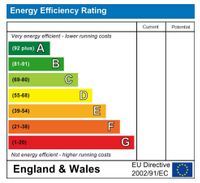
FIRST FLOOR
638 sq.ft. (59.3 sq.m.) approx.

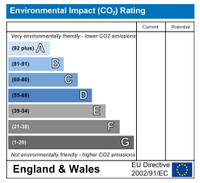


TOTAL FLOOR AREA : 638 sq.ft. (59.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directors: Charles Tuson & Gary Agar
Company Number: 12821075
VAT Number: 356389459

CASTLES
ESTATE AGENTS









10 Ribble Gardens

Fareham, PO16 8FJ

We are pleased to welcome to the market this two bedroom first floor apartment with allocated off road parking located in Ribble Gardens, Portchester.

The property is well presented throughout and consists of two generous size bedrooms with the primary benefiting from an en-suite shower room. There is an open plan living space featuring kitchen, dining and lounge facilities. This space has lots of windows and a juliet balcony so plenty of natural light flowing into the property. There is a modern bathroom also along with storage cupboards.

There is allocated parking behind the building.

The property is close to local shops and transport links are nearby.

For more information or to arrange a viewing please call Castles today.

Offers in excess of £190,000

10 Ribble Gardens

Fareham, PO16 8FJ

2 2 1

- FIRST FLOOR APARTMENT
- TWO BATHROOMS
- ALLOCATED PARKING
- CLOSE TO LOCAL SHOPS
- TWO BEDROOMS
- OPEN PLAN LIVING
- LONG LEASE LENGTH
- IDEAL FIRST TIME BUY

KITCHEN/LOUNGE/DINER
20'4" x 12'1" (6.2 x 3.7)

BATHROOM
6'2" x 7'6" (1.9 x 2.3)

BEDROOM 1
7'10" x 11'9" (2.4 x 3.6)

EN-SUITE
6'10" x 5'2" (2.1 x 1.6)

BEDROOM 2
7'6" x 10'5" (2.3 x 3.2)

Financial Services

If you are looking to get a comparison on your mortgage deal then do let us know as we can put you in touch with some independent mortgage advisors that would be happy to help. It is always worth a last minute comparison before you purchase a property as the current deals can change weekly.

Solicitors

If you are looking for a solicitor to handle the conveyancing process then do let us know as we can point you in the direction of some local, well recommended companies that would be happy to help and provide you with a quote.

Anti Money Laundering

Castles Estate Agents have a legal obligation to complete anti-money laundering checks at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

Lease Information

Lease Length: 107 Years Remaining

Service Charge: £1,275.37 Per Annum

Ground Rent: £150 Per Annum

* Please be aware this information has been provided to us by the sellers to the best of their knowledge and will be clarified specifically by the solicitors during the conveyancing process *















