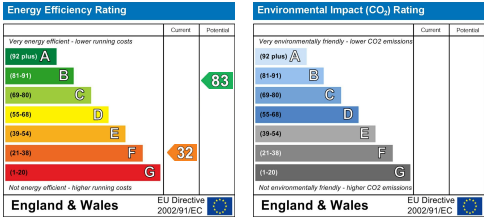


Floor Plan



TOTAL FLOOR AREA : 892 sq.ft. (82.9 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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These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



18 Coombe Farm Avenue
Fareham, PO16 0TR

We are pleased to welcome to the market this three bedroom detached bungalow with driveway and detached garage in the peaceful Fareham location of Coombe Farm Avenue.

The property is a generous size and all rooms are a fair proportion. Upon entry you have a wide entrance hall that flows through the centre of the home. There are two generous rooms at the front of the property that can be used as reception rooms or bedrooms depending how you wish to utilise the space. Moving through you have a bedroom and a dining room with a further bedroom and family bathroom at the rear. The kitchen is also at the rear and has tonnes of natural light flooding through from the conservatory behind.

Externally there are front and rear gardens. The front garden is paved and can also be used for off road parking. The private driveway down the side has enough space for three vehicles and a garage at the bottom. The rear garden is made up of lawns and paved areas.

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

Offers over £325,000

DIRECTORS

CHARLES TUSON • GARY AGAR • SEAN WREN



1 CASTLE STREET
PORTCHESTER
PO16 9QD



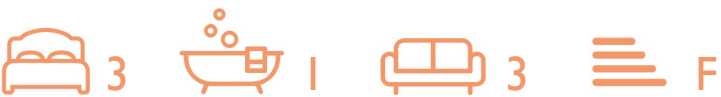
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COMPANY NUMBER: 12821075 • VAT NUMBER: 356389459

18 Coombe Farm Avenue
Fareham, PO16 0TR



- DETACHED BUNGALOW
- DETACHED GARAGE
- REQUIRES MODERNISATION
- GENEROUS SIZE
- THREE BEDROOMS
- QUIET FAREHAM LOCATION
- OFF ROAD PARKING
- POTENTIAL TO EXTEND

LOUNGE
12'1" x 11'1" (3.69 x 3.40)

DINING ROOM
7'9" x 10'7" (2.38 x 3.24)

KITCHEN
9'7" x 11'10" (2.93 x 3.63)

CONSERVATORY
8'1" x 11'10" (2.48 x 3.63)

BATHROOM

BEDROOM
9'7" x 7'5" (2.93 x 2.28)

BEDROOM
7'9" x 10'7" (2.38 x 3.23)

BEDROOM
12'1" 10'7" (3.69 3.23)

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.

