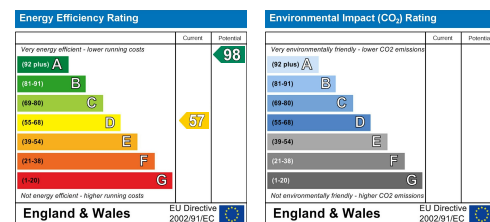


Floor Plan



TOTAL FLOOR AREA: 711 sq.ft. (66.1 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.
Made with Metropix ©2022

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.



13 Orchard Grove Fareham, PO16 9DZ

Castles are pleased to welcome to the market this two bedroom end of terrace bungalow with off road parking in the popular location of Orchard Grove, Portchester.

The property is in need of a little updating throughout but is a fair sized bungalow and consists of a lounge, kitchen, bathroom, conservatory, lean to and two bedrooms. One bedroom is a fair sized double and the other a slightly smaller double.

Externally the property has a driveway and front garden and the rear garden is a fair size. The front garden could be converted into more off road parking and there is scope to add a loft conversion to create extra bedrooms as the neighbours have done. There is side access also.

The property is close to local shops and a short walk from the waterfront.

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

Offers over £290,000

DIRECTORS

CHARLES TUSON • GARY AGAR • SEAN WREN

1 CASTLE STREET
PORTCHESTER
PO16 9QD



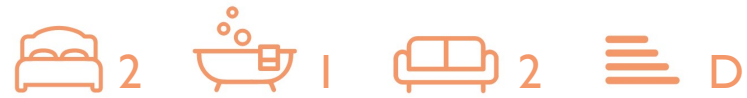
02394318899



CHARLES@CASTLESTATES.CO.UK
GARY@CASTLESTATES.CO.UK
SEAN@CASTLESTATES.CO.UK

13 Orchard Grove

Fareham, PO16 9DZ



- TWO BEDROOMS
- END OF TERRACE
- CONSERVATORY
- POPULAR LOCATION
- BUNGALOW
- DRIVEWAY
- FAIR SIZED GARDEN
- CLOSE TO WATERFRONT

LOUNGE
12'5" x 10'9" (3.8 x 3.3)

KITCHEN
9'10" x 9'6" (3.0 x 2.9)

BATHROOM
6'10" x 4'7" (2.1 x 1.4)

BEDROOM ONE
10'9" x 10'5" (3.3 x 3.2)

BEDROOM TWO
9'6" x 7'10" (2.9 x 2.4)

LEAN TO
9'6" x 7'2" (2.9 x 2.2)

CONSERVATORY
11'1" x 7'10" (3.4 x 2.4)

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.

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.

Anti Money Laundering
Castles Estate Agents have a legal obligation to complete anti-money laundering checks. 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.

