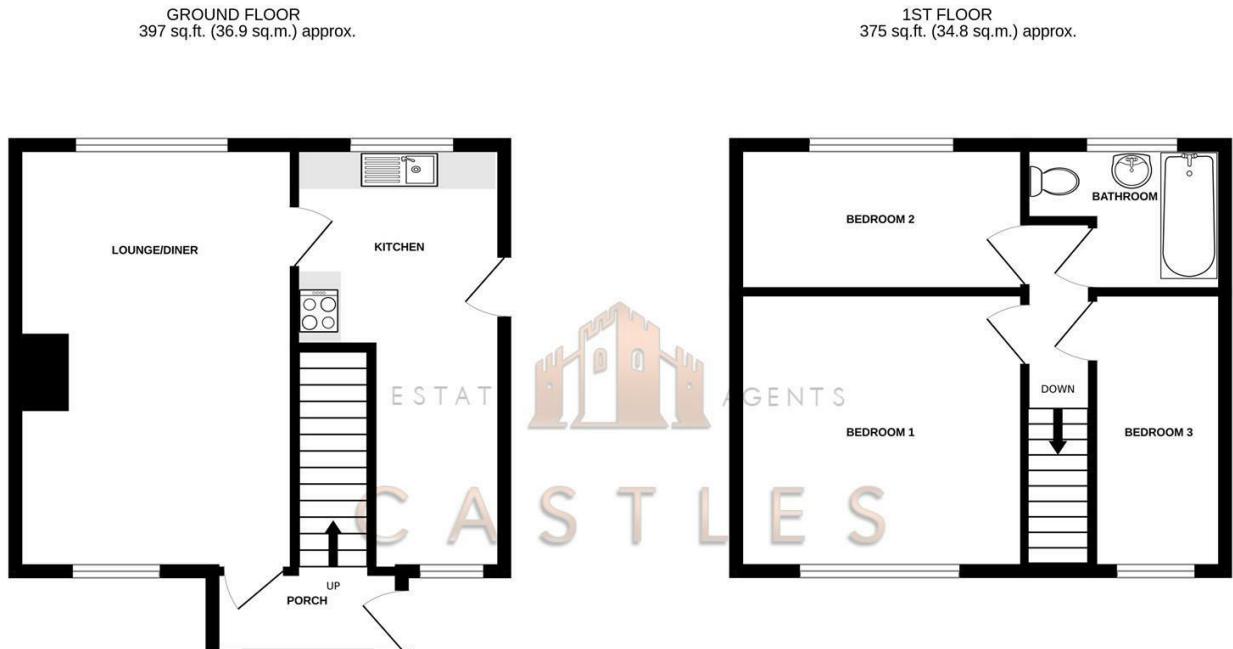


## Floor Plan



**CASTLES**  
ESTATE AGENTS



## 17 Southampton Hill

Fareham, PO14 4AL

We are pleased to welcome to the market this three bedroom semi detached property with large rear garden located in Southampton Hill in the peaceful area of Titchfield.

The ground floor consists of an entrance porch, large lounge room, modern fitted kitchen with access out to the rear garden. Moving upstairs there are three bedrooms and a family bathroom.

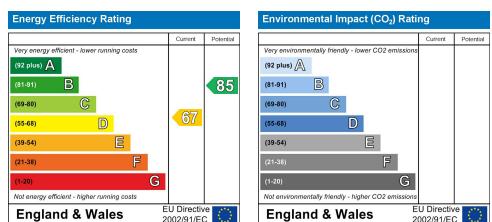
Externally there is side access and a long rear garden with various paved patio areas and a shed at the end for storage.

Titchfield shops are a short walk away and Fareham Shopping centre is a few minutes drive away.

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

**£1,400 Per month**

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.



02394 318899

[www.castlesestates.co.uk](http://www.castlesestates.co.uk)

2 West Street, Portchester, Fareham, Hampshire, PO16 9UZ

Directors: Charles Tuson | Gary Agar | Sean Wren

Company Number: 12821075

VAT Number: 356389459

# 17 Southampton Hill

Fareham, PO14 4AL



- AVAILABLE NOW
- SEMI DETACHED
- LARGE REAR GARDEN
- MODERN BATHROOM

- THREE BEDROOMS
- TITCHFIELD LOCATION
- PEACEFUL LOCATION
- MODERN KITCHEN

## LOUNGE/DINER

11'9" x 18'0" (3.6 x 5.5)

## KITCHEN

8'10" x 18'0" x 5'6" (2.7 x 5.5 x 1.7)

## BATHROOM

5'6" x 5'6" (1.7 x 1.7)

## BEDROOM 1

12'1" x 11'9" (3.7 x 3.6)

## BEDROOM 2

5'6" x 11'9" (1.7 x 3.6)

## BEDROOM 3

11'5" x 5'6" (3.5 x 1.7)

## Lettings Information

Holding Deposit (a maximum of 1 weeks rent): £322.00 based on Advertised Rental to reserve property.

Minimum Rental Term of Six Months

Payable Deposit (a maximum of 5 weeks rent): £1615.00

Council Tax Band: C

EPC Rating: D

Right To Rent - Each applicant will be subject to the right to rent checks.

This is a government requirement since February 2016. We are required to check and take a copy of the original version of acceptable documentation in order to adhere to the Right To Rent checks. This will be carried out at referencing stage.

Please speak to a member of staff for acceptable Identification.

We are proud to be members of The Property Ombudsman and UK Association of Letting Agents. A outline of our fees can be found on our website and displayed in our office.

