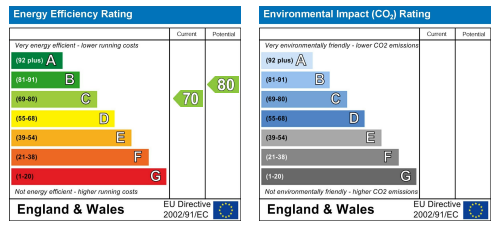


Floor Plan



TOTAL FLOOR AREA: 1251 sq.ft. (116.3 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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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.



**2 Solent View**  
**Fareham, PO16 8HE**

\*\*NO FORWARD CHAIN\*\*

We are pleased to welcome to the market this three bedroom semi detached property with off road parking in the popular location of Solent View, Portchester.

The property is well presented throughout and the ground floor consists of an entrance hallway, downstairs modern shower room, modern fitted kitchen and to the rear of the home is a spacious open plan lounge diner. There are bi-folds across the rear of the property opening into the garden.

Moving upstairs there are three bedrooms and a family bathroom. There are fantastic views of the solent on offer via the bedrooms situated at the back of the property.

Externally the home is located in a cul-de-sac with off road parking for two cars in front of the property. The rear garden is a generous size and of a South East aspect.

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

**Offers over £325,000**

DIRECTORS

CHARLES TUSON • GARY AGAR • SEAN WREN

1 CASTLE STREET  
PORTCHESTER  
PO16 9QD

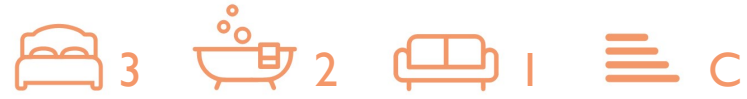
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## 2 Solent View

Fareham, PO16 8HE



- THREE BEDROOMS
- MODERN KITCHEN
- BI-FOLDS ACROSS THE REAR
- VIEWS OF THE SOLENT
- NO FORWARD CHAIN
- TWO BATHROOMS
- OPEN PLAN LOUNGE DINER
- CLOSE TO LOCAL SHOPS
- SOUTH EAST FACING GARDEN
- WELL PRESENTED THROUGHOUT

### LOUNGE/DINER

17'0" x 22'7" (5.2 x 6.9)

### KITCHEN

7'10" x 15'8" (2.4 x 4.8)

### SHOWER ROOM

4'11" x 5'10" (1.5 x 1.8)

### BATHROOM

5'2" x 8'2" (1.6 x 2.5)

### BEDROOM 1

13'9" x 12'5" (4.2 x 3.8)

### BEDROOM 2

9'6" x 13'1" (2.9 x 4.0)

### BEDROOM 3

7'6" x 8'6" (2.3 x 2.6)

### 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. 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.

