

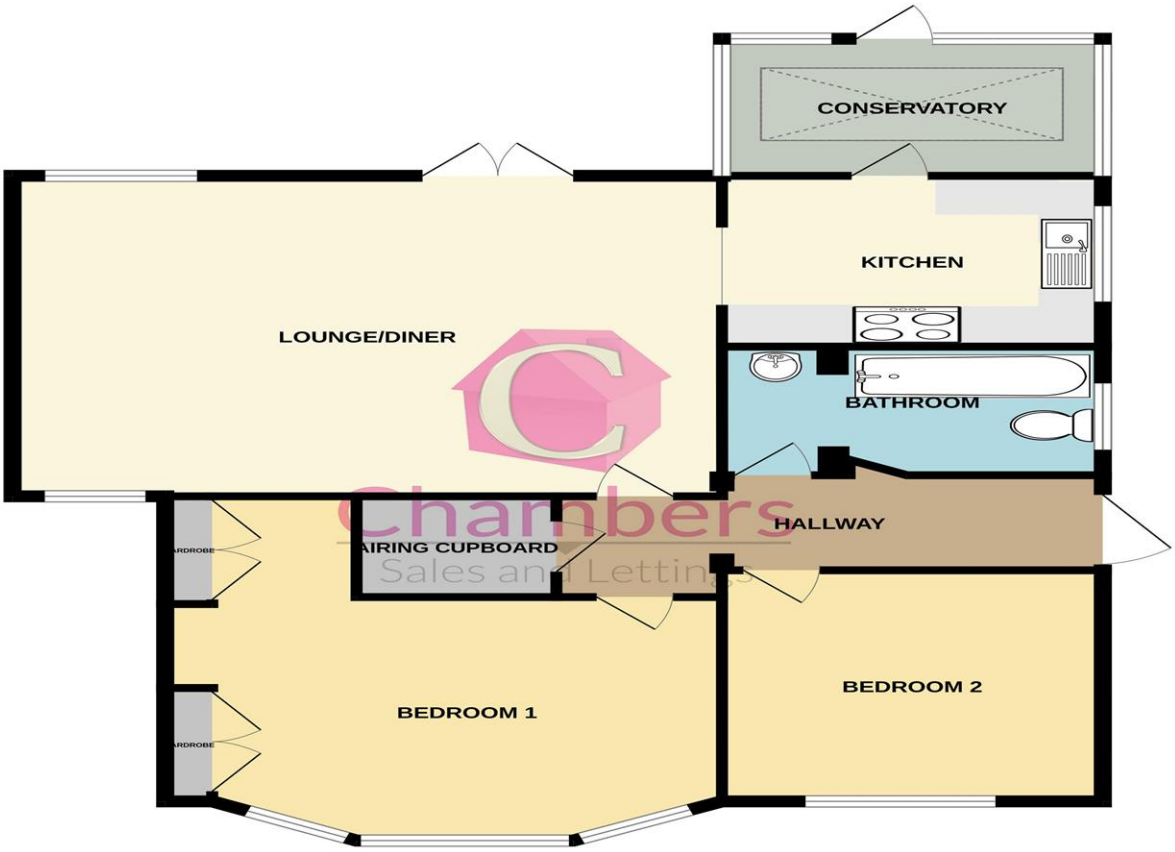


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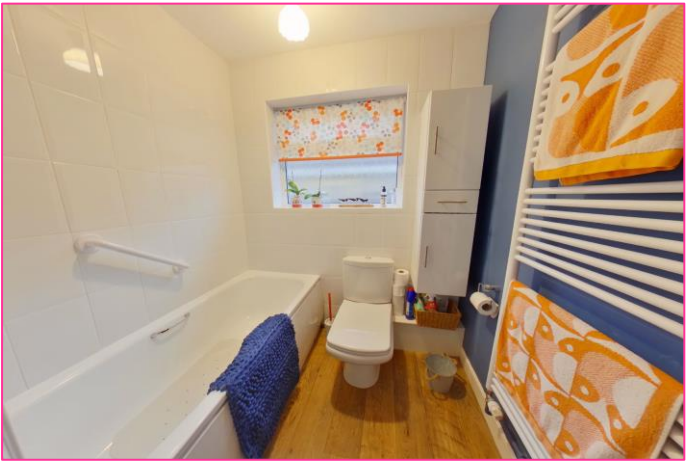
GROUND FLOOR



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.

Disclaimer property details

These particulars, whilst believed to be accurate are set out as a guideline only for guidance and do not constitute ant part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this companies employ has authority to make or give representation or warranty in respect of the property.



FIXTURES AND FITTINGS

All items known as the owner's fixtures and fittings together with the curtains, light fittings and garden statuary are specifically excluded from the sale but certain items may be available by separate negotiation





29 Oakdown Road Stubbington Fareham PO14 2QR

£452,950

A rarely available position backing onto Tips Copse (Topsy Copse), this two bedroom detached bungalow offers fantastic accommodation throughout, a well proportioned garden and the bonus of no forward chain. The current owner has extended and improved the bungalow throughout with well proportioned Lounge/Dining room with feature wood burner, large main bedroom (previously Lounge) with wardrobes, larger re-fitted family bathroom, re-fitted kitchen and conservatory over looking the garden. Outside the property has its own driveway leading to the detached garage, and a landscaped rear garden offering a great degree of privacy with woodland backdrop. Book early to avoid disappointment!

Front Door

Into:

Entrance Hallway

Textured ceiling, storage cupboard. Doors to:

Lounge/Dining Room 19' 2" x 12' 4" (5.837m x 3.77m)

Skimmed ceiling, window to front elevation, window and French style doors with fitted wooden shutters to rear elevation, feature wooden flooring and wood burner, television aerial point, telephone point, 2 x radiators.

Kitchen 9' 10" x 9' 0" (3.00m x 2.74m)

Skimmed ceiling, window to side elevation with fitted wooden shutter, re-fitted range of modern wall and base units with work surface over, inset sink with mixer tap, space for cooker range with fitted hood over, integrated dish washer, space for fridge/freezer, wall mounted boiler.

Conservatory 9' 9" x 8' 2" (2.97m x 2.50m)

Constructed from brick and double glazed elevations under a glass roof, door to rear garden, radiator.

Bedroom 1 12' 9" x 11' 1" Not inc dressing alcove (3.89m x 3.37m)

Skimmed ceiling, feature walk in bay window to front elevation, 2 x built in double door wardrobes, handy recessed dressing alcove, radiator.

Bedroom 2 9' 1" x 7' 10" (2.78m x 2.38m)

Skimmed coved ceiling, window to front elevation, radiator.

Family Bathroom 8' 11" x 5' 11" (2.73m x 1.81m)

Skimmed ceiling, window to side elevation, access to roof void, re-fitted suite comprising panel bath with independent shower over, W.C, wash basin with vanity drawer units below, heated towel rail.

Outside

Front Garden

Laid to lawn with borders.

Driveway

Accessed via double vehicular access gates, off road parking continuing to side of the property. Leading To:

Detached Garage 15' 10" x 8' 6" (4.82m x 2.58m)

Twin access gates, power and light, personal door to rear garden.

Rear Garden 53' 2" x 49' 5" (16.20m x 15.07m)

A beautiful private rear garden backing onto the copse so offering a great degree of privacy, areas laid to lawn, patio and decking, feature pergola, 2 x garden sheds and greenhouse, mature planting and side pedestrian access. Due to the size of the garden there is potential to further extend the property subject to the usual permissions.



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