



22 Harlequin Grove, , Fareham, Hampshire, PO15 5AT.

For more information

01489 570019

www.sbk4homes.com

1 Bedrooms, 1 Bathrooms

- End Of Terrace House
- Popular Design of Property
- Double Bedroom With Cupboards
- Open Planned Living/Kitchen Area
- Double Glazing
- Gas Central Heating
- Own Private Garden Area
- Driveway Parking
- Tenant in Situ
- Close To Fareham Train Station



£199,950

FREEHOLD



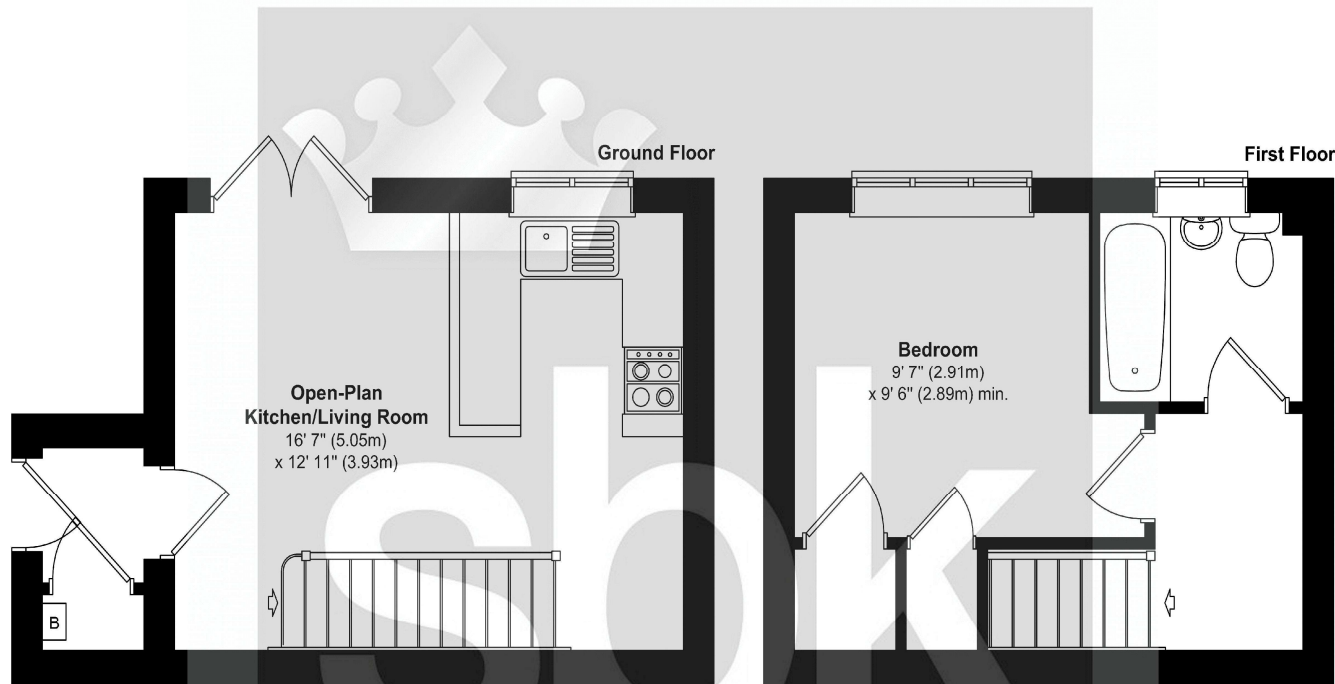
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Approx. Gross Internal Floor Area:
Circa 445 SQ FT (41 SQ Meters)



Approx. Gross Internal Floor Area 445 SQ FT 41 SQ Metres

Whilst every attempt has been made to ensure the accuracy of the floor plans, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only and should be used as such. The services, systems and appliances listed in this specification have not been tested by SBK Property Consultants and no guarantee as to their operating efficiency can be given.

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Supplementary Information

Council Tax: Band - B
Payable £1,604.87
April 2024 – March 2025
Fareham Borough Council.

EPC: Band - D
EER Current - 68
Potential - 88

Tenure:
Freehold

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**** INVESTMENT PURCHASE ** TENANT IN SITU **** Available to purchase is this popular design of house which has seen a number of improvements and is presented in good order throughout. Some of the improvements which were carried out at the end of 2019 include; complete redecoration throughout, brand new flooring and the installation of a new cooker. More recently, external works consist of new fencing, removal of some large trees and new raised decking. All of this is in addition to the property already benefiting from gas central heating throughout and double glazing. The accommodation provides an entrance porch with cloaks cupboard, an open planned living and kitchen area with French doors out to the garden. To the first floor is the double bedroom with built in wardrobe and cupboard space, and the bathroom with shower over the bath. The property benefits from an allocated parking space and there is additional parking in the road on a first come, first served basis. Harlequin Grove is located conveniently to the mainline Fareham Train Station, Town Centre and Bus Station. The property currently has an existing tenancy running, the tenants have expressed an interest to remain at the property. Further information available upon request.



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