



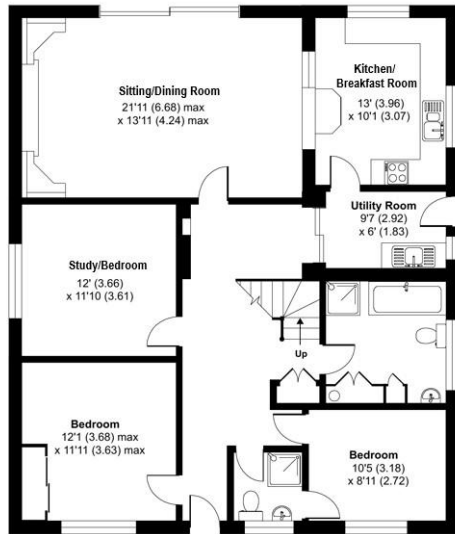


ACCOMMODATION

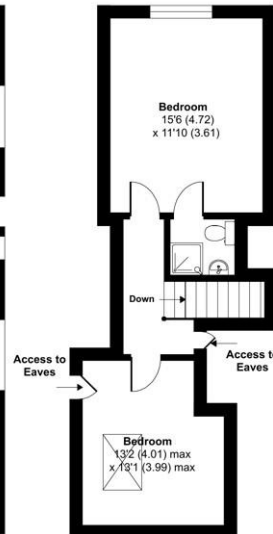
Charming five-bedroom detached chalet bungalow nestled in the picturesque village of Titchfield. Situated on a generous plot of just under two acres, this property offers a tranquil and idyllic setting, perfect for those seeking a peaceful retreat while still being within easy reach of local amenities. As you approach the property from the sweeping driveway, you are greeted by an open view looking down the plot, which is beautifully open and comes as a blank canvas for anyone looking to make the most of the outbuildings placed down the plot, ideal for updating and possible development (STPP). The property itself boasts five bedrooms with three on the ground and two on the first floor, whilst also offering two shower rooms and a further family bathroom. Step inside and you will find a spacious and welcoming hallway that sets the tone for the rest of the home. The accommodation is spread across both levels, providing convenient and accessible living spaces. Noticeable the light-filled sitting/dining room is a perfect spot for relaxation, and is set at the back of the home with double sliding doors out onto the garden and overlooking the plot. Each room enjoys an abundance of natural light and offers peaceful views of the expansive grounds. The heart of this home is the well-appointed kitchen/breakfast room, which provides ample space for culinary creations and casual dining. While the property may require some light updating, it presents an excellent opportunity for the discerning buyer to put their personal touch on the home and create their own haven. With its sought-after location, generous land size and a wealth of potential, this five-bedroom detached chalet bungalow in Titchfield offers an exceptional lifestyle opportunity.



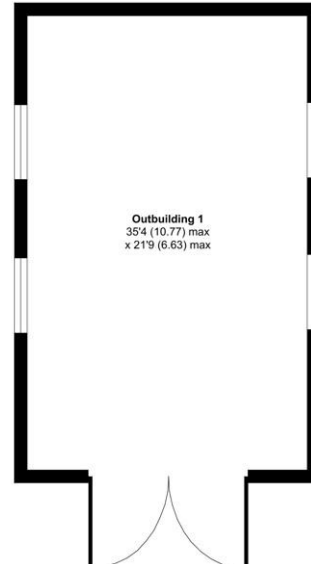
Approximate Area = 1695 sq ft / 157.4 sq m (excludes store)
 Outbuilding = 1254 sq ft / 116.5 sq m
 Total = 2949 sq ft / 273.9 sq m
 For identification only - Not to scale



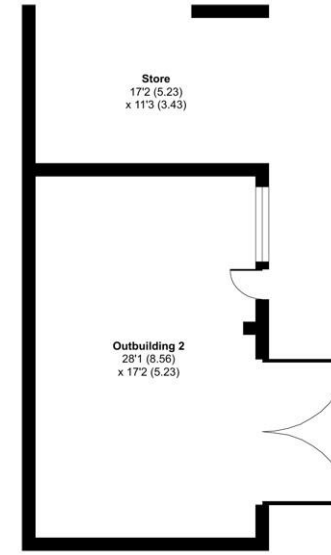
GROUND FLOOR



FIRST FLOOR



OUTBUILDING 1



OUTBUILDING 2

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		98
(81-91)	B		
(69-80)	C		
(55-68)	D	60	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2023. Produced for Charters Estate Agents Limited. REF: 1003768



SITUATION

Fareham and Whiteley both provide an excellent range of shopping and leisure facilities. Fareham main line railway station is a short distance away and there are also good motorway links to the M27 for both east and west bound routes, with access to the A3 for Petersfield, Guildford and London. Situated in an extremely sought-after residential location, Stubbington village itself provides an excellent range of amenities, excellent schools and with both Hill Head and Lee on the Solent beaches being just over a mile away. Hill Head village is famed for its sheltered beach, stunning water front views, sailing club and small harbour known as Titchfield Haven. As well as the sheltered local beaches and access to the sea, the nearby Titchfield Haven Nature Reserve and Hillhead Sailing Club provide another dimension for outdoor recreation.



SPECIFICATION

- Detached bungalow
- Five double bedrooms
- Two shower rooms and a family bathroom
- Large plot
- Spacious sitting/dining room
- Kitchen/breakfast room
- Outbuildings in garden

LOCAL AUTHORITY

Fareham Borough Council
Council Tax Band: F

GUIDE PRICE

Offers in the Region of £1,000,000

TENURE

Freehold