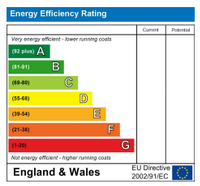
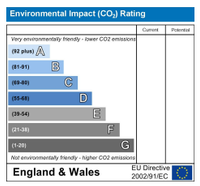
Floor Plan



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 firms employment has the authority to make or give any representation or warranty in respect of the property.





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CASTLES

ESTATE AGENTS









19 Linden Lea

Fareham, PO16 8DD

We are delighted to welcome to the market this exceptional three bedroom semi detached property with off road parking located in the highly sought after location of Linden Lea, Portchester.

This property has undergone an incredible transformation by the current owners. A large rear extension has been added to the ground floor providing an open plan kitchen, dining and living area all wrapping into one whilst keeping a second reception room separate.

Moving upstairs, thanks to a loft conversion, there are now two very generous bedrooms which also come with ample storage.

Externally there is off road parking to the side, and side access to an extensive rear South facing garden which is made up of paved areas, turf and features a large summer house and garage.

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

Offers in excess of £425,000

19 Linden Lea

Fareham, PO16 8DD

3 1 2

- THREE BEDROOMS
- OFF ROAD PARKING & GARAGE
- PORTCHESTER HILL SLOPES
- CLOSE TO LOCAL SCHOOLS
- OPEN PLAN LIVING SPACE
- LARGE SOUTH FACING GARDEN
- GOOD TRANSPORT LINKS

LOUNGE
12'1" x 13'9" (3.7 x 4.2)

KITCHEN/DINER
22'11" x 9'2" x 12'1" x 19'4" (7.0 x 2.8 x 3.7 x 5.9)

BATHROOM

W/C

BEDROOM 1
12'5" x 9'10" (3.8 x 3.0)

BEDROOM 2
10'2" x 16'4" (3.1 x 5.0)

BEDROOM 3
9'2" x 12'5" (2.8 x 3.8)

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 at our cost via a portal called Credas. Please note the Credas AML check includes taking a copy of identification for each purchaser, a proof of address and proof of name document is required. Please note we cannot agree a transaction without the Credas AML check being completed and there will be a small admin fee of £25+VAT charged to the successful purchasers to complete these legally required checks.

