



**NESBITT & SONS**  
ESTATE AGENTS



## 28 Richmond Rise, Fareham, PO16 8DE

### £450,000

Situated in the charming area of Richmond Rise, Portchester, this superb extended semi-detached family home offers an exceptional living experience. With two spacious reception rooms, this property provides ample space for both relaxation and entertaining. The home features three well-appointed bedrooms, making it ideal for families or those seeking extra room for guests.

The property boasts a beautifully landscaped garden, which is not only large but also enclosed, ensuring privacy and a safe environment for children and pets. One of the standout features of this garden is the stunning harbour views, providing a picturesque backdrop for outdoor gatherings or quiet evenings spent enjoying the scenery. Additionally, the garden is complemented by an amazing garden bar, perfect for hosting summer parties or simply unwinding after a long day.

Parking is a breeze with a large driveway that accommodates up to five vehicles, making it convenient for families with multiple cars or for entertaining guests. The home is immaculately presented throughout, showcasing a blend of modern comforts and classic charm, ensuring that it is ready for you to move in and make it your own.

This property is not just a house; it is a wonderful family home that offers both space and style in a desirable location. Don't miss the opportunity to make this delightful residence your own.



Entrance Hall



Bedroom Two 10'11 x 10'7 (3.33m x 3.23m)



Cloakroom

Lounge/Diner 23'5 x 12'6 max (7.14m x 3.81m max)



Open Plan Kitchen/Breakfast/Family Room 17'8 x 21'3 max (5.38m x 6.48m max)

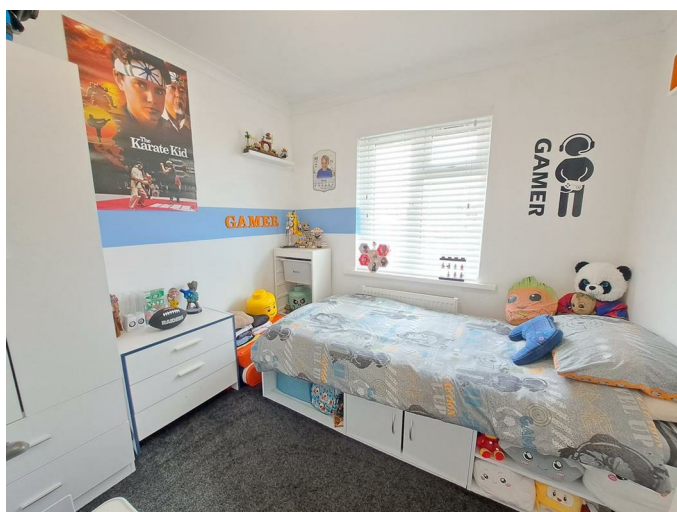


First Floor Landing

Bedroom One 12'5 x 12'6 (3.78m x 3.81m )



Bedroom Three 8'5 x 7'11 (2.57m x 2.41m)



Bathroom 6'4 x 6'4 (1.93m x 1.93m)



Outside

Driveway

Garage

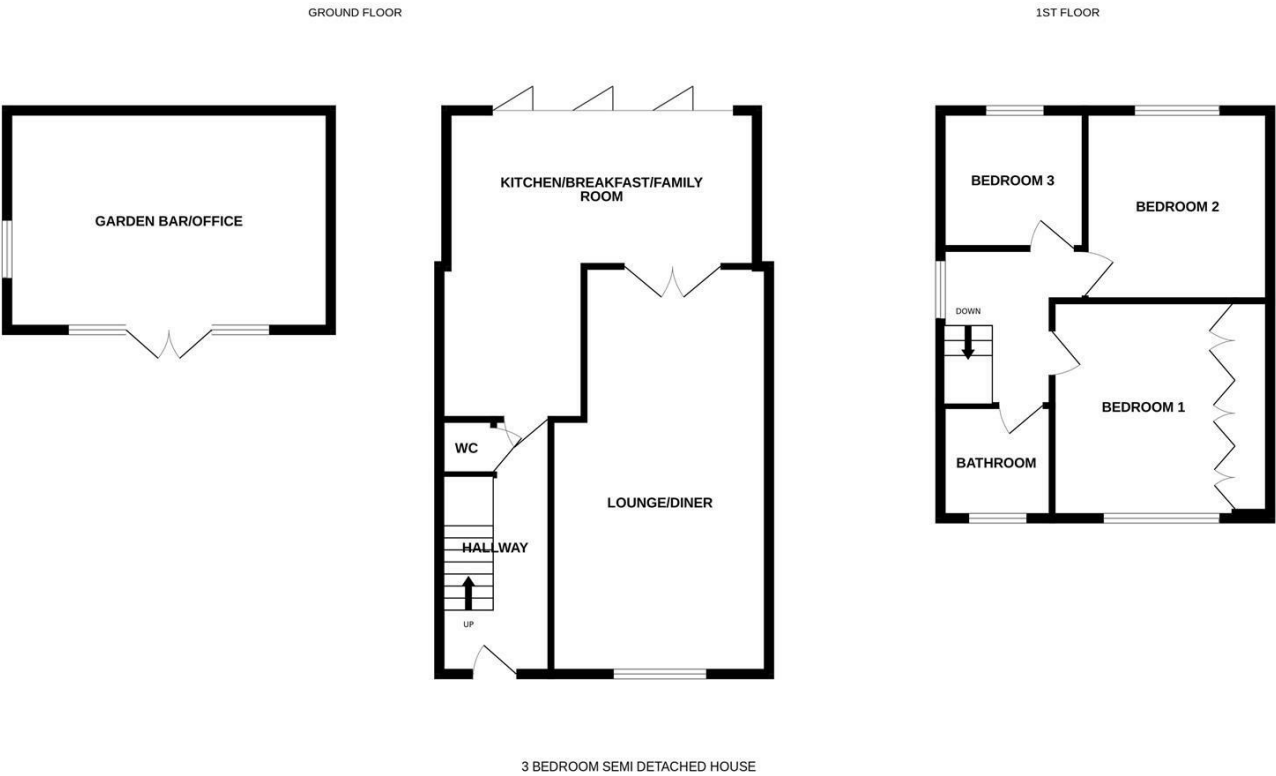
Garden



Garden Bar/Office 18'7 x 12'7 (5.66m x 3.84m)

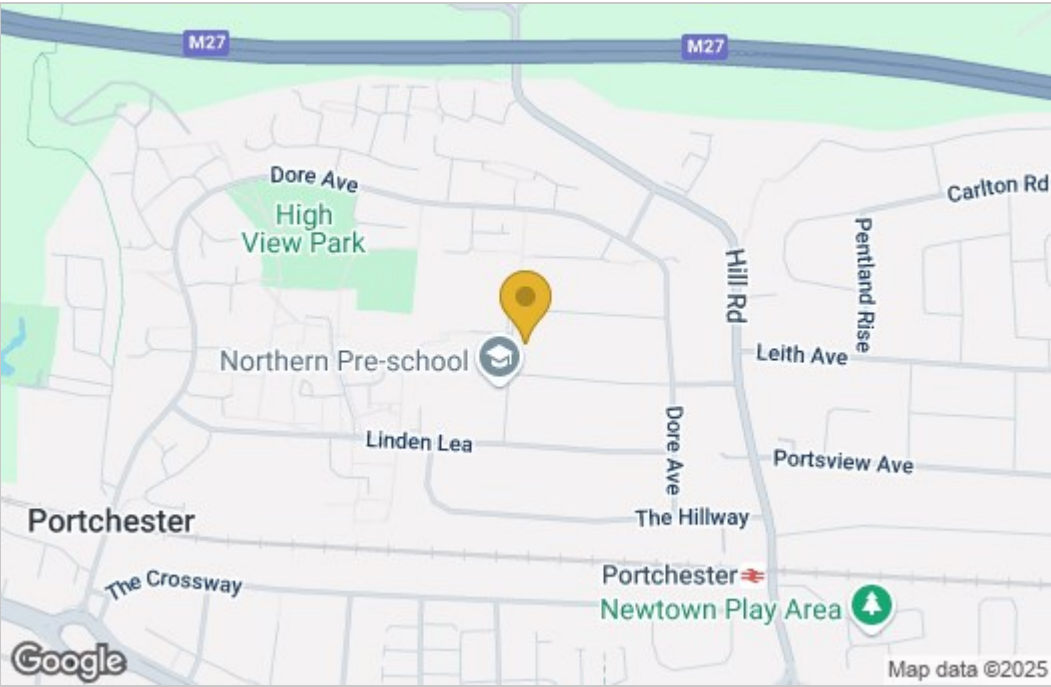


Floor Plan

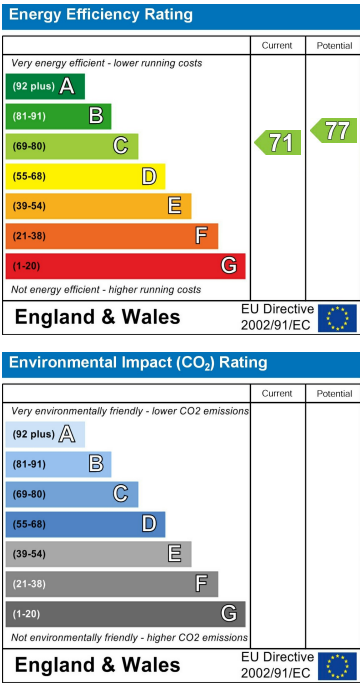


Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Area Map



Energy Efficiency Graph



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