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**19 Malin Close  
Stubbington  
Fareham  
PO14 3RD**

Asking Price £425,000  
Freehold



This well presented EXTENDED three bedroom detached property is set within a very popular area and within walking distance to the Beach. The accommodation consists of an entrance hallway, downstairs cloakroom, refitted kitchen, lounge/diner to rear, refitted shower room and three DOUBLE SIZED BEDROOMS. The master bedroom also has potential to add an ensuite. Outside the rear garden offers a good deal of privacy and also has a favourable sunny aspect. There is also a single garage with an electric doors and an ample paved driveway for parking numerous vehicles. Please call Chambers Sales and Lettings to avoid missing out.



**Entrance Hallway**

Accessed via a UPVC front door, turning staircase to first floor landing with understairs storage cupboard, further storage cupboard, radiator, doors to cloakroom, kitchen and to lounge/diner.

**Downstairs Cloakroom**

Double glazed window to side elevation, refitted with a wall mounted sink unit. low level WC, radiator.

**Kitchen**

12'9" x 7'7" (3.89 x 2.33)  
Double glazed window to front elevation, refitted with a range of gloss units, inset one and half bowl sink unit with mixer tap, space for gas cooker, space for fridge/freezer, plumbing for washing machine, space for dishwasher, UPVC door to rear garden.

**Lounge/Diner**

21'10" max x 19'2" max (6.68 max x 5.85 max )  
Two double glazed windows to rear elevation, fitted gas fireplace, two radiators, patio doors into:

**Conservatory**

9'6" x 7'7" (2.90 x 2.33)  
Constructed of double glazed elevations upon a dwarf brick wall under a polycarbonate roof, French doors to rear garden.

**First Floor Landing**

Double glazed window to side elevation, access to loft via void, doors to all bedrooms and refitted shower room.

**Bedroom One**

13'2" inc wardrobe x 8'11" plus wardrobe (4.03 inc wardrobe x 2.74 plus wardrobe)  
Three double glazed windows to rear elevation, built in

double wardrobe, further triple wardrobe with mirrored sliding doors, further area with fitted vanity sink unit and shaver point and a fitted wardrobe. (this area would be ideal to convert to ensuite) radiator.

**Bedroom Two**

12'1" x 9'5" (3.69 x 2.89)  
Double glazed window to front elevation, radiator.

**Bedroom Three**

11'10" x 9'4" (3.61 x 2.85)  
Double glazed window to front elevation, radiator.

**Refitted Shower Room**

Fully tiled walk in shower cubicle with a rainfall shower head over, low level WC, inset vanity sink unit , chrome heated towel rail, double glazed window to side elevation.

**Rear Garden**

Area immediately behind house laid to patio with pathway leading to timber garden shed, main area laid to lawn bordered by brick edging and a variety of shrubs, fully fence enclosed with a favourable South facing aspect.

**Front Driveway**

A large area laid to block paviour for paking numerous vehicles, outside tap, side access gate.

**Single Garage**

16'7" x 7'8" (5.07 x 2.36)  
Accessed via a remote controlled door, power and light, and a Worcester combination boiler.

