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15 Wykeham Place

, Fareham, PO16 0FA

Guide price £675,000

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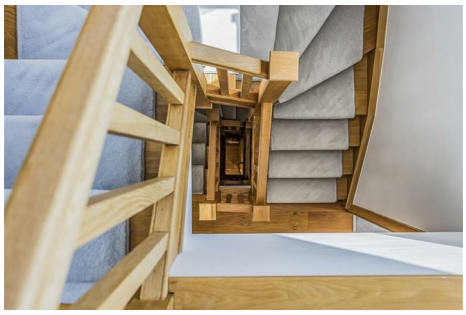


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GUIDE PRICE £675,000 - £695,000

Tucked away within one of Fareham's most prestigious and historic developments, this exceptional four-bedroom, four-storey townhouse offers a rare opportunity to acquire a beautifully designed contemporary home within the grounds of the former Wykeham House School, with an impressive sky lounge with dual aspect balconies with stunning views across Fareham. Following the closure of the renowned school, Altavia Homes secured approval from the Charities Commission to transform this highly coveted Grade II listed site into an exclusive collection of luxury residences, blending heritage surroundings with striking modern living in a quiet conservation area.

Purchased brand new by the current owners approximately six years ago, this impressive home has been lovingly maintained and thoughtfully enjoyed ever since, presenting today in outstanding condition throughout. Offering in excess of 2,000 sq ft of stylish and versatile accommodation, the property combines high-end finishes, intelligent design and superb outdoor space, making it ideal for modern family living, entertaining and professional lifestyles alike.

From the moment you arrive, the quality and attention to detail are immediately apparent. The development itself benefits from electric gated access, creating a private and secure environment, while the property enjoys allocated parking, an oversized garage and beautifully presented communal surroundings. A striking oak veneer front door opens into a welcoming entrance hallway where the contemporary styling begins to unfold. Flat plastered walls and ceilings, solid oak finishes, elegant décor and quality flooring all combine to create a sophisticated first impression.

The ground floor has been designed perfectly for modern open-plan living and entertaining. The stunning kitchen, dining and family space forms the true heart of the home and is flooded with natural light thanks to impressive bi-fold doors opening directly onto the rear garden. The kitchen itself is beautifully appointed with an extensive range of high-quality continental handleless units in a stylish Mali Wenge finish, perfectly complemented by composite white and grey marble-effect work surfaces. A substantial central dining island creates both a social focal point and practical workspace, complete with integrated Siemens induction hob and a striking feature extraction canopy above.

The extensive range of integrated Siemens appliances demonstrates the exceptional specification on offer and includes a multifunction oven, steam oven, microwave, coffee machine, warming drawer, full-height larder fridge, full-height larder freezer and dishwasher. There is also an integrated glass-fronted wine refrigerator, adding another luxurious touch to this already impressive space. Whether hosting large gatherings or simply enjoying family life, this room has been designed to effortlessly cater for every occasion.

The ground floor also benefits from a beautifully finished wet room, fully tiled with large-format Italian tiles and fitted with high-quality chrome fittings, a wall-hung vanity unit and concealed cistern WC. Feature recessed storage with integrated spotlights further highlights the meticulous attention to detail throughout the property. This ground floor bathroom services the fourth bedroom/study well, which is found at the front of the property.

Across the upper floors, the accommodation continues to impress with a superb balance of generous bedrooms, stylish bathrooms and versatile living areas. The first-floor living room is a truly stunning space, enhanced by bi-fold doors leading onto one of the property's private terraces. This elegant room offers the perfect retreat for relaxing or entertaining, while the elevated position allows for lovely views across the development and surrounding area. Glass balustrading and grey composite decking provide a sleek contemporary finish to the terraces, creating attractive outdoor spaces that can be enjoyed throughout the year.

The home boasts three more well-proportioned bedrooms arranged across the upper floors, providing flexibility for families, guests or those working from home. Each bedroom has a fitted wardrobe which has been professionally finished internally with shelving and LED lighting, to maximise the storage options within. The principal bedroom suite is particularly impressive and enjoys the benefit of a luxurious en-suite wet room finished to an exceptional standard. Large-format Italian tiling, chrome towel rails, wall-hung sanitaryware and stylish recessed storage combine to create a boutique hotel feel. The remaining bedrooms are equally well presented and are serviced by beautifully appointed bathroom facilities, all continuing the home's high-end specification and contemporary styling. The windows are dressed

in hotel-quality made-to-measure drop foile curtains and either black-out curtains, or Roman blinds throughout.

One of the standout features of this remarkable townhouse is the abundance of outdoor space rarely found in modern townhouses. In addition to the private rear garden, the property enjoys three separate terraces spread across different levels of the home, offering multiple areas for outdoor dining, relaxing or entertaining. Two of these terraces are accessed via the unique sky lounge which is the showcase of this home, complete with bespoke built-in bar unit with hot and cold running water and integrated fridge - the perfect spot for entertaining and after hours partying! The front terrace is south-facing, so a real sun trap during the day.

The rear garden has been thoughtfully landscaped with thick artificial turf with high-quality underlay, giving greenery all year round with next to no maintenance. The garden offers both privacy and practicality.

Practicality has also been carefully considered throughout the design of the property. The oversized garage benefits from power, lighting and a remote-controlled roller shutter door, while two allocated off-road parking spaces are conveniently located to the rear. There has also been a recent addition of an EV charging point in the garage.

A dedicated plant and utility room houses the high-output electrical heating and hot water systems, while also containing the IT and communications cabinet that distributes Wi-Fi and broadband connectivity throughout the home. Technology and connectivity are another major advantage of this exceptional property. Hard-wired ethernet ports are installed in most rooms, the principal living spaces are wired for AV systems and recessed ceiling spotlights feature throughout. The kitchen also benefits from feature mood lighting, enhancing the atmosphere during evening entertaining. Satin chrome flat-plate sockets and switches add another refined finishing touch, while video entry and security systems provide additional peace of mind.

The craftsmanship throughout the property is equally impressive, with solid oak staircases complete with carpet runners, oak engineered flooring, oak FD30 internal doors and beautifully finished oak joinery all adding warmth and character to the contemporary design. Anthracite designer radiators with thermostatic controls further complement the modern aesthetic while ensuring comfort throughout the seasons.

Positioned within easy reach of Fareham town centre, excellent transport links, highly regarded schools and beautiful coastal surroundings, this outstanding home offers the perfect balance between convenience, luxury and lifestyle. The combination of contemporary architecture, premium specification, generous living space and historic surroundings makes this an exceptionally rare opportunity within the local market.

Homes of this calibre and individuality seldom become available, particularly within such an exclusive and historically significant setting. Offering luxurious accommodation across four beautifully designed floors, exceptional outdoor space, secure gated surroundings and a specification rarely seen outside of bespoke developments, this remarkable townhouse simply must be viewed internally to be fully appreciated.









Road Map



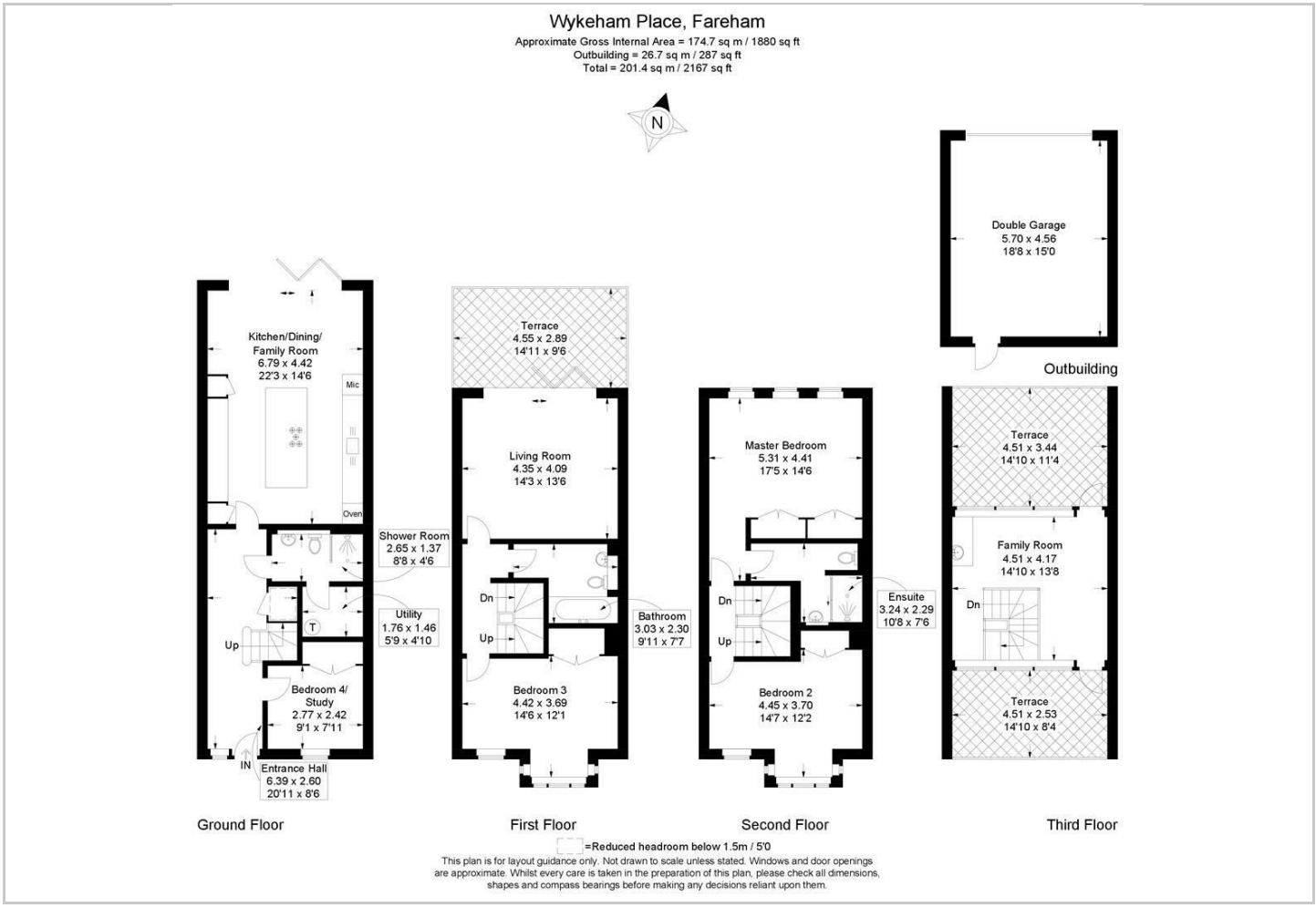
Hybrid Map



Terrain Map



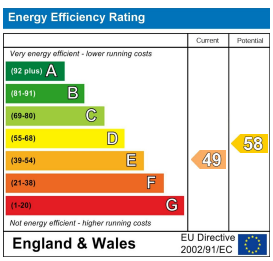
Floor Plan



Viewing

Please contact our Central Office on 02394 217317 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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