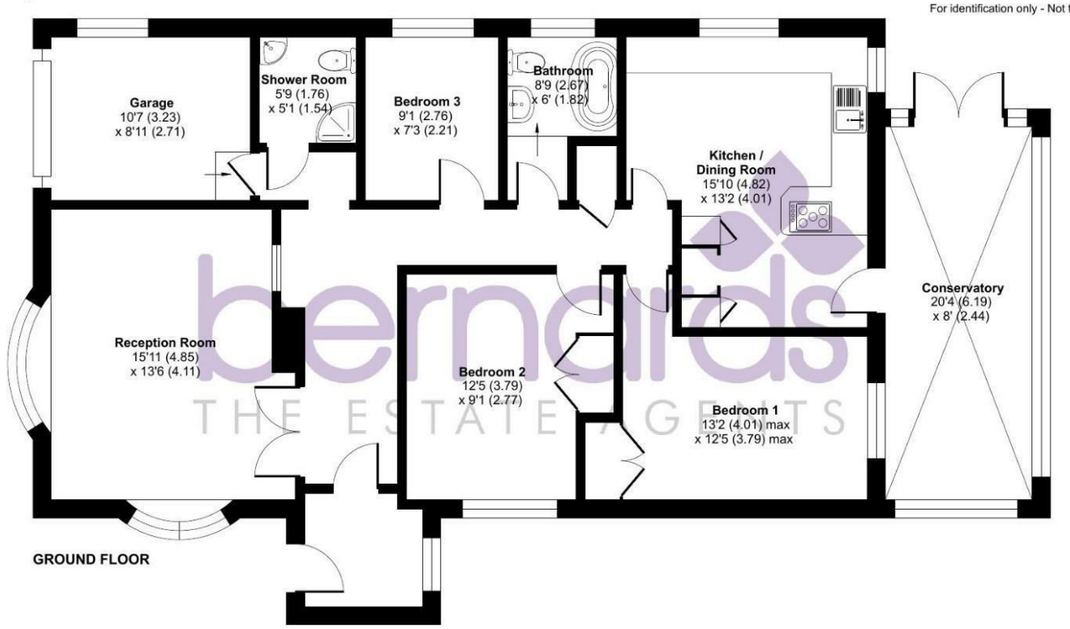
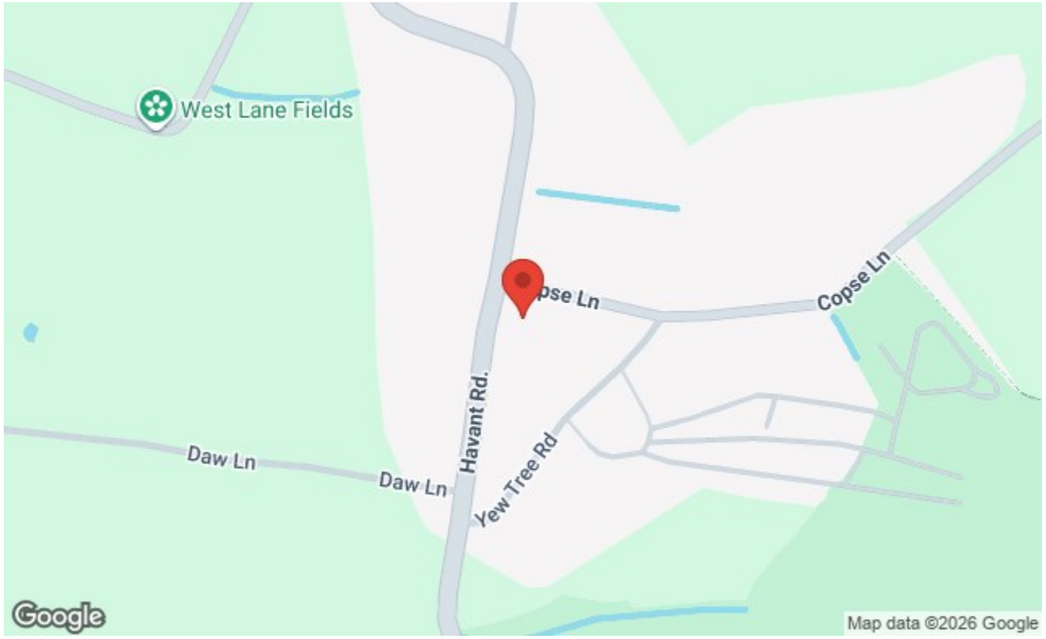
Havant Road, Hayling Island, PO11

Approximate Area = 1246 sq ft / 115.7 sq m
Garage = 97 sq ft / 9 sq m
Total = 1343 sq ft / 124.7 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Bernards Estate and Letting Agents Ltd. REF: 1509185



1 North Street Arcade, Portsmouth, Hampshire, PO9 1PX
t: 02392 482147

FOR SALE

Asking Price £400,000

Havant Road, Hayling Island PO11 0PY

bernards THE ESTATE AGENTS



3 2 1

HIGHLIGHTS

- DETACHED CHAIN FREE BUNGALOW
- WELL-PROPORTIONED BEDROOMS
- SPACIOUS RECEPTION ROOM
- OPEN-PLAN KITCHEN / DINING ROOM
- LARGE CONSERVATORY
- BATHROOM AND SHOWER ROOM
- GARAGE
- DRIVEWAY FOR MULTIPLE VEHICLES
- SINGLE-STOREY LIVING
- POPULAR HAYLING ISLAND LOCATION

A spacious and versatile detached bungalow, offered to the market chain free and occupying a convenient position on Havant Road. With three bedrooms, generous living accommodation, a garage and a large driveway providing parking for multiple vehicles, this is a property that offers plenty of flexibility for both families and those looking for single-level living.

The accommodation is particularly well laid out, with a bright and welcoming reception room forming the main living space. The separate kitchen/dining room provides plenty of room for everyday meals and entertaining, with the adjoining conservatory adding another useful reception area and creating a pleasant connection to the outside.

There are three bedrooms, giving the property flexibility for family living, visiting guests or a dedicated home office. The principal bedroom is generously proportioned, while the additional bedrooms offer useful space without compromising the main living areas.

The bungalow benefits from both a family bathroom and separate shower room, which is a practical feature for a busy household. There is also excellent storage and circulation space throughout the property.

Externally, the property offers something increasingly sought after — substantial off-road parking, with the driveway providing space for multiple vehicles. There is also a garage, ideal for secure parking, storage or hobbies.

Being detached and chain free, the property offers a straightforward opportunity for a buyer looking to move without the complication of an onward chain. The single-storey layout also makes this an appealing option for buyers looking to future-proof their next home.

Situated on Havant Road, the property is well placed for enjoying everything that makes Hayling Island popular. The island's extensive coastline and beaches are a major attraction, with more than three miles of seafront offering opportunities for walking, sailing, watersports or simply spending time by the sea.

Call today to arrange a viewing
02392 482147
www.bernardsestates.co.uk

PROPERTY INFORMATION

RECEPTION ROOM
15'10" × 13'5" (4.85 × 4.11)

KITCHEN / DINING ROOM
15'9" × 13'1" (4.82 × 4.01)

CONSERVATORY
20'3" × 8'0" (6.19 × 2.44)

BEDROOM
13'9" × 12'5" (4.21 × 3.79)

BEDROOM
12'5" × 9'1" (3.79 × 2.77)

BEDROOM
9'0" × 7'3" (2.76 × 2.21)

BATHROOM
8'9" × 5'11" (2.67 × 1.82)

SHOWER ROOM
5'9" × 5'0" (1.76 × 1.54)

GARAGE
10'7" × 8'10" (3.23 × 2.71)

ANTI MONEY LAUNDERING
Bernards Estate agents have a legal obligation to complete anti-money laundering checks. The AML check should be completed in branch. Please call the office to book an AML check if you would like to make an offer on this property. Please note the AML check includes taking a copy of the two forms of identification for each purchaser. A proof of address and proof of name document is required. Please note we cannot put forward an offer without the AML check being completed

COUNCIL TAX BAND D
Havant Borough Council: BAND D

MORTGAGE & PROTECTION
We have a team of advisors covering all our offices, offering a comprehensive range of mortgages from across the market and various protection products from a panel of lending insurers. Our fee is competitively priced, and we can help advise and arrange mortgages and protection for anyone, regardless of who they are buying and selling through.

If you're looking for advice on borrowing power, what interest rates you are eligible for, submitting an agreement in principle, placing the full mortgage application, and ways to protect your health, home, and income, look no further!

OFFER VERIFICATION PROCEDURE
If you are considering making an offer for this or any other property we are marketing, please make early contact with your local office to enable us to verify your buying position. Our Sellers expect us to report on a Buyer's proceedability whenever we submit an offer. Thank you.

PROPERTY REMOVALS
As part of our drive to assist clients with all aspects of the moving process, we have sourced a reputable removal company. Please ask a member of our sales team for further details and a quotation.

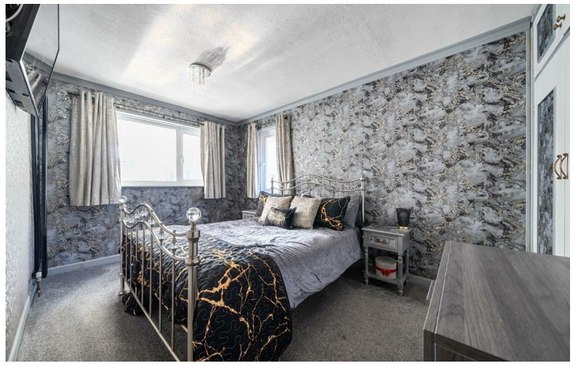
SOLICITOR QUOTES
Choosing the right conveyancing solicitor is extremely important to ensure that you obtain an effective yet cost-efficient solution. The lure of supposedly cheaper on-line "conveyancing warehouse" style services can be very difficult to ignore but this is a route fraught with problems that we strongly urge you to avoid. A local, established and experienced conveyancer will safeguard your interests and get the job done in a timely manner. Bernards can recommend several local firms of solicitors who have the necessary local knowledge and will provide a personable service. Please ask a member of our sales team for further details.

TENURE
Freehold









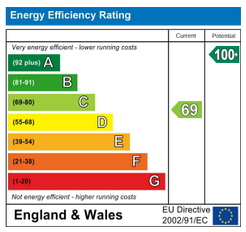












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