



2 Kipling Close, Whiteley, Fareham, PO15 7LR

Asking Price £495,000



Kipling Close | Whiteley

Fareham | PO15 7LR

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****Leveraging our position as Whiteley's leading estate agent, we've successfully secured a sale for this property off-market—connecting one of our many waiting clients with their dream home ****

W&W are delighted to offer for sale this 2026 re-decorated & re-carpeted four bedroom detached family home offered with no chain ahead. Internally, the property boasts four bedrooms, lounge, kitchen/breakfast room, dining room, conservatory, downstairs cloakroom, main bathroom & en-suite bathroom to the main bedroom. Outside, the property benefits from a rear garden, garage & driveway parking for multiple vehicles.

Kipling Close is located in the 'Sweethills Crescent' area of the ever popular village of Whiteley, the shopping centre is within a 25 minute walk with plenty of woodland shortcuts. Cornerstone Primary School is just a short walk away. The local Co Op alongside takeaways, hairdressers & Whiteley Primary School are just a mile away. Swanwick Train Station is within walking distance and other excellent transport links are easily accessible including A27 & M27.

ID Checks/ Anti Money Laundering Checks

Should a purchaser(s) have an offer accepted on a property marketed by Walker & Waterer Estate agents, they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £25 inc. VAT per person, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable under any circumstances.





2026 Re-decorated & re-carpeted four bedroom detached family home

Offered with no forward chain

Welcoming entrance hall with built in understairs storage cupboard

Spacious lounge with feature centrepiece fireplace & walk in bay window

Kitchen/breakfast room enjoying built in oven & hob with space for additional appliances

Dining room with patio doors opening into the conservatory

Conservatory with double doors opening out to the rear garden

Downstairs cloakroom

Main bedroom benefitting from built in wardrobes & en-suite bathroom

Three additional double bedrooms with one benefitting from built in wardrobes

Main bathroom comprising three piece suite

Enclosed rear garden with majority laid to lawn, paved patio area & mature shrubbery to the rear offering privacy

Garage with driveway parking

Replacement UPVC windows

ADDITIONAL INFORMATION

Property construction - Traditional brick build

Electricity supply - Mains

Water supply - Mains

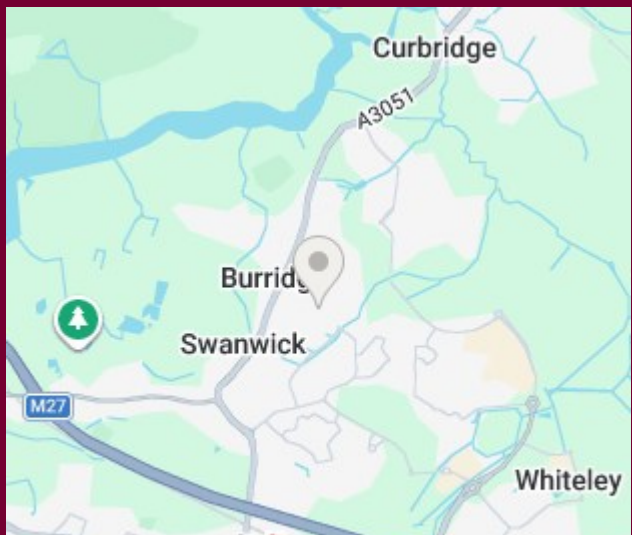
Sewerage - Mains

Heating - Gas central heating

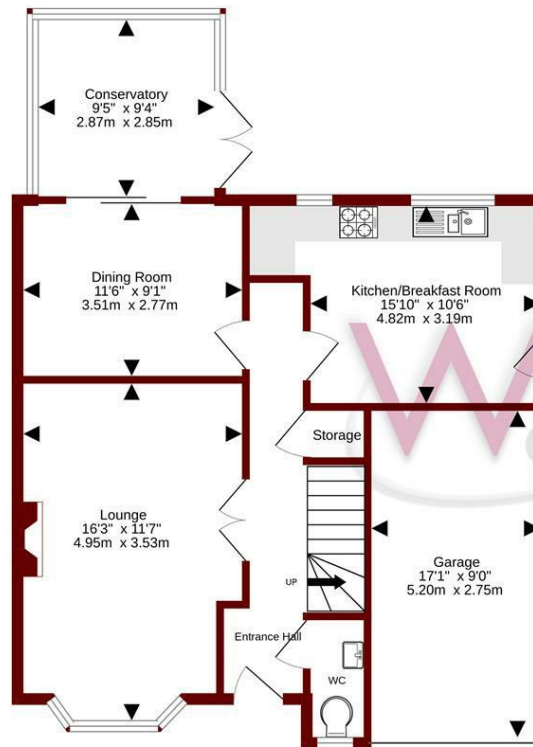
Broadband - There is broadband connected to the property

Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

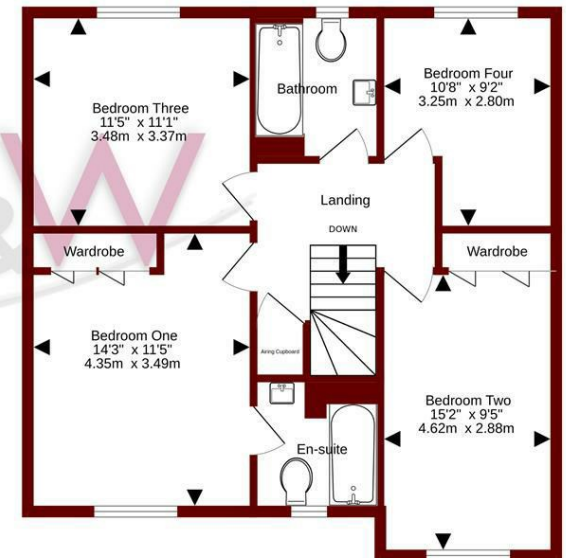
Please check here for all mobile networks - <https://checker.ofcom.org.uk/>



Ground floor
800 sq.ft. (74.3 sq.m.) approx.



1st floor
690 sq.ft. (64.1 sq.m.) approx.



TOTAL FLOOR AREA : 1489 sq.ft. (138.4 sq.m.) approx.

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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Council Tax Band - E

Tenure - Freehold

Current EPC Rating - D

Potential EPC Rating - B

H3 Whiteley Shopping Centre

Whiteley Way

Whiteley

Hants

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