

Connells

Hunter Court Yarmouth Gardens
SOUTHAMPTON

Hunter Court Yarmouth Gardens
SOUTHAMPTON SO15 5SG

for sale
£135,000







Property Description

Connells are delighted to present this well-maintained first floor apartment, ideally situated within the sought-after Yarmouth Gardens development. Tucked away from the main road, the property enjoys a peaceful setting while remaining within easy reach of Shirley High Street, Southampton General Hospital and excellent transport links.

The accommodation offers a welcoming entrance hall leading to a bright and spacious lounge/dining room, providing an ideal space to relax or entertain. The kitchen is fitted with a range of units and ample worktop space, while the generous double bedroom offers comfortable accommodation with room for additional furnishings. Completing the property is a well-appointed bathroom.

Further benefits include double glazing, electric heating and an allocated parking space. Residents will appreciate the property's convenient location, with a variety of shops, supermarkets, schools, bus routes and everyday amenities all within easy reach.

An excellent opportunity for first-time buyers, investors or those seeking a low-maintenance home in a well-connected Southampton location.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

Entrance Hall

Kitchen/Living Room
15' 6" x 14' 4" (4.72m x 4.37m)

Bedroom
11' 8" x 8' 9" (3.56m x 2.67m)

Shower Room
6' 1" x 5' 7" (1.85m x 1.70m)


LIBERTY FILMS
Frank
CAPRA'S
IT'S A WONDERFUL LIFE
James
STEWART
Donna
REED
UNITED





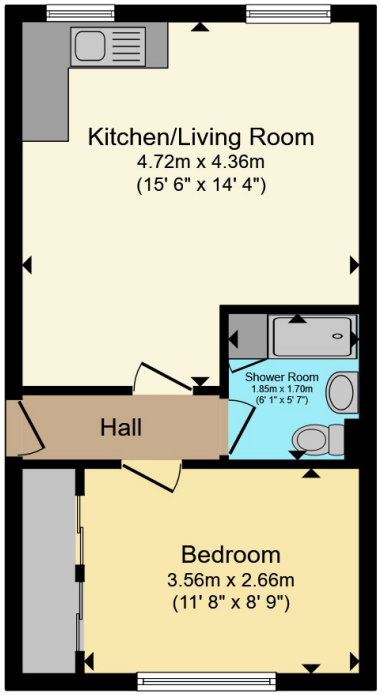












First Floor

Total floor area 36.8 m² (396 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 02380 789 351
E shirley@connells.co.uk

409 Shirley Road Shirley
SOUTHAMPTON SO15 3JD

EPC Rating: C

Council Tax Band: A

Service Charge: 1992.00

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR313257

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.