



Connells

Grove Road
Southampton



Property Description

Situated in one of the most desirable roads in Shirley, Connells are delighted to offer this three bedroom mid-terrace property on Grove Road. This property would make the ideal investment opportunity or family home and comprises a separate lounge, dining room, kitchen, downstairs bathroom, three well-proportioned bedrooms and an upstairs W/C. The property also benefits from no chain, several original period features, gas central heating and a generously sized rear garden. An early viewing is highly recommended to truly appreciate the location and the size of the property we have to offer here on Grove Road.

The property is very close to the local amenities, bus routes to Southampton City Centre and Southampton General Hospital, local swimming pool and doctors surgery.



Porch

Hall

Lounge

10' 8" x 14' 2" (3.25m x 4.32m)

Dining Room

13' 9" x 12' 7" (4.19m x 3.84m)

Kitchen

10' 1" x 8' 9" (3.07m x 2.67m)

Inner Hall

Bathroom

8' 3" x 5' 6" (2.51m x 1.68m)

Stairs Leading To Landing

Bedroom 1

12' 1" x 14' (3.68m x 4.27m)

Bedroom 2

12' 6" x 8' 6" (3.81m x 2.59m)

Bedroom 3

8' 9" x 9' 5" (2.67m x 2.87m)

W. C.









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.focalagent.com

To view this property please contact Connells on

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409 Shirley Road Shirley
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EPC Rating: C

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR311244

This is a Leasehold property with details as follows; Term of Lease 1000 years from 25 Mar 1896. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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 Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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Property Ref: SSR311244 - 0013