



Connells

Mercury Close
SOUTHAMPTON



Property Description

A fantastic opportunity to purchase this two bedroom end of terrace property situated in the highly popular residential location of Lordshill, enviably positioned in a quiet close and close to the motorway, local schools, amenities and Southampton General Hospital. This home is perfect for a small family or professionals and comprises a spacious lounge/ dining room, kitchen, two good sized bedrooms and an upstairs bathroom. The property also benefits from gas central heating, double glazing and a private and enclosed rear garden. Offered with no forward chain, a viewing is highly recommended to truly appreciate the accommodation we have to offer here in Mercury Close.

Nearby, there are a number of local amenities including a supermarket, library, health centre, recreation grounds, schools and local bus routes, as well as Southampton General Hospital, which is approximately 2 miles from the property. Southampton City Centre also provides a fantastic range of leisure and entertainment, including the West Quay Shopping Centre, hosting an abundance of retail opportunities and restaurants.

Hall

Lounge / Dining Room

22' 8" x 11' 6" (6.91m x 3.51m)

Kitchen

14' 4" x 7' 7" (4.37m x 2.31m)

Stairs Leading To Landing

Bedroom 1

18' 1" x 10' 4" (5.51m x 3.15m)

Bedroom 2

12' x 11' 4" (3.66m x 3.45m)

Bathroom

6' 1" x 7' 7" (1.85m x 2.31m)









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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EPC Rating: Awaited

Tenure: Freehold

view this property online connells.co.uk/Property/SSR310986



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.

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