



Connells

Leonards Court Test Lane
Southampton



Property Description

Located in the sought-after area of Redbridge, this well-maintained one-bedroom property featuring useful storage in the hall and leads into a spacious lounge and the kitchen, though compact, is well-equipped and has white cabinetry, making the most of the space and offering everything you need for daily living in a more manageable size.

Located in the sought-after area of Redbridge, this well-maintained one-bedroom property with tenants in situ is the perfect opportunity for investors. The hallway, which includes useful storage, leads into a spacious lounge and the kitchen, though compact, is well-equipped and has white cabinetry, making the most of the space and offering everything you need for daily living in a more manageable size.

The property features a double bedroom and a three-piece bathroom, complete with a toilet, hand-washing basin, and bath with an attached shower. The property benefits from electric heating, green spaces nearby and is being offered with no forward chain, making it an excellent opportunity for buyers.

Viewing is highly recommended to truly appreciate the accommodation on offer at Leonards Court. Conveniently located with excellent motorway links to the M271 and M3, the property is also just a short journey from multiple train stations.

Contact us today to arrange a viewing!

Hallway

Storage Available

Living Room

13' 2" x 12' 3" MAX (4.01m x 3.73m MAX)

Bedroom

10' 1" x 11' 3" (3.07m x 3.43m)

Double Bedroom

Kitchen

11' 7" x 5' (3.53m x 1.52m)

Bathroom

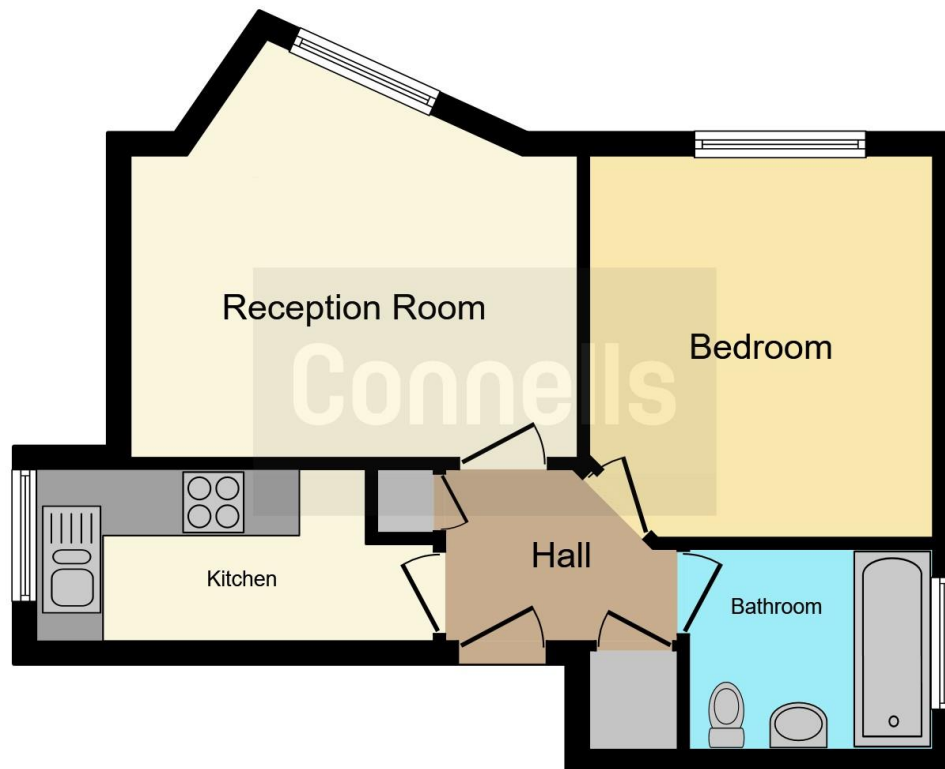
7' 2" x 5' 9" (2.18m x 1.75m)

Three-Piece Bathroom, Complete with a Toilet, Hand-Washing Basin, and Bath with an Attached Shower.









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: E

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR311952

This is a Leasehold property with details as follows; Term of Lease 99 years from 01 Jan 1970. 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.

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