



Connells

Brean Close
Southampton



Property Description

Connells are bringing to market this well-presented and spacious three bedroom mid-terraced home, perfectly suited for families seeking convenience, comfort and flexibility. Situated close to local schools, parks, a supermarket, sports gym and regular bus routes, the property is just two miles from Southampton General Hospital. Shirley High Street, Southampton City Centre and West Quay Shopping Centre offer a fantastic mix of shops, restaurants and entertainment. The M3 and M27 are within easy reach, ideal for commuters.

The entrance hall provides a built-in cupboard and useful under-stairs storage. A bright and generously sized living room opens through sliding doors to a well-maintained rear garden, laid to lawn with a patio area and shed-ideal for relaxing or family activities. The separate dining room adds flexibility and could be used as a fourth bedroom, home office, nursery or playroom, with additional dining space available in the kitchen.



The kitchen, fitted just a year ago, boasts sleek grey cabinetry, an integrated oven, space for freestanding appliances and direct access to the garden. Upstairs offers three well-proportioned bedrooms, all with built-in storage. A modern bathroom with basin and shower over the bath is complemented by a separate W/C. The home benefits from new carpets, recent redecoration, gas central heating, double glazing and further storage on the landing.

Hallway

Has Storage

Living Room

10' 5" x 18' 4" (3.17m x 5.59m)

Has Garden Access

Kitchen

14' 6" x 9' (4.42m x 2.74m)

Dining Room

9' x 7' 2" (2.74m x 2.18m)

Stairs Leading To First Floor

Landing

Has Storage

Bedroom 1

12' 5" x 12' (3.78m x 3.66m)

Has Built-In Storage

Bedroom 2

12' 2" MAX x 12' 6" MAX (3.71m MAX x 3.81m MAX)

Has Built-In Storage

Bedroom 3

8' 2" x 7' 3" (2.49m x 2.21m)

Has Built-In Storage

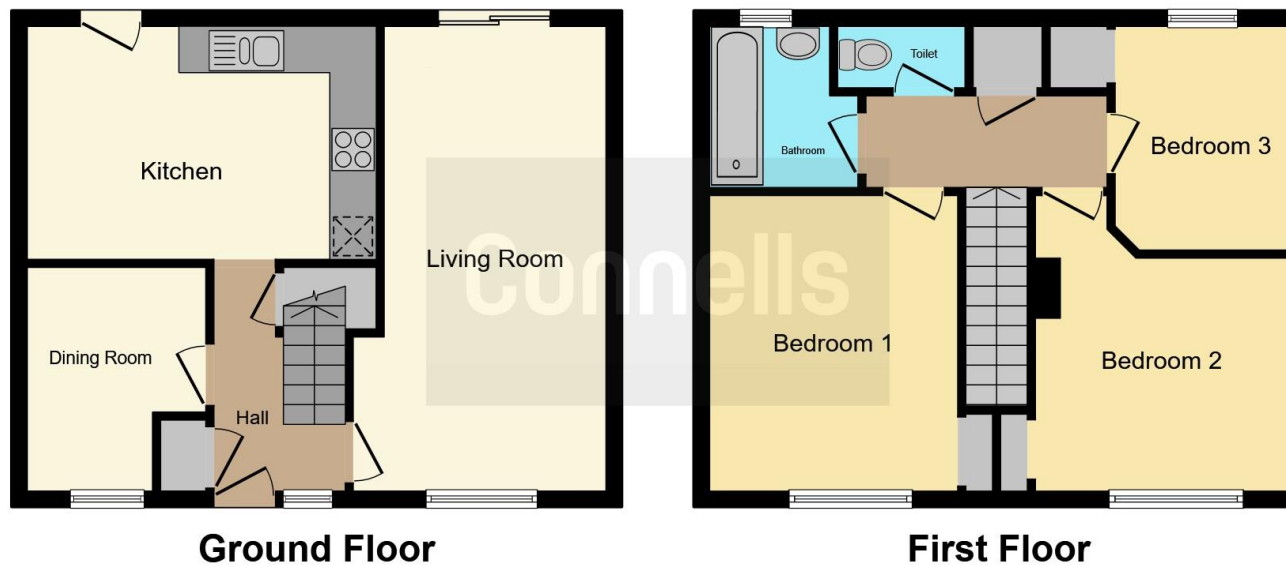
Bathroom

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

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409 Shirley Road Shirley
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EPC Rating: Council Tax
 Awaited Band: B

Tenure: Freehold

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