



Connells

Berkeley Close
Southampton



Property Description

Connells are pleased to present this adaptable four-bedroom, two-bathroom freehold home, quietly positioned in a cul-de-sac setting within close reach of Southampton city centre. Currently operating as a licensed HMO, the property is fully let with tenants in situ and producing a strong monthly rental income of £2,450, making it an excellent turnkey investment.

Providing around 949 sq. ft of generous accommodation, the house also holds great scope to be enjoyed as a family residence once vacant. Externally, there is a private garden with a patio area along with parking for two vehicles, including a garage and an allocated space.

This property offers the perfect balance of secure rental income with tenants in situ, whilst also presenting the flexibility to create a well-located family home in the future.



Hallway

Lounge/Diner

12' 1" x 15' (3.68m x 4.57m)

Has Built-In Storage

Kitchen

9' x 6' 1" (2.74m x 1.85m)

Stairs Leading First Floor

Bedroom 2

12' 1" x 10' 6" (3.68m x 3.20m)

Bedroom 4

12' 4" x 7' 1" (3.76m x 2.16m)

Bathroom

4' 9" x 7' 6" (1.45m x 2.29m)

Stairs Leading To Second Floor

Bedroom 1

12' 6" x 10' 7" (3.81m x 3.23m)

Has Ensuite

Ensuite

4' 7" x 4' 8" (1.40m x 1.42m)

Bedroom 3

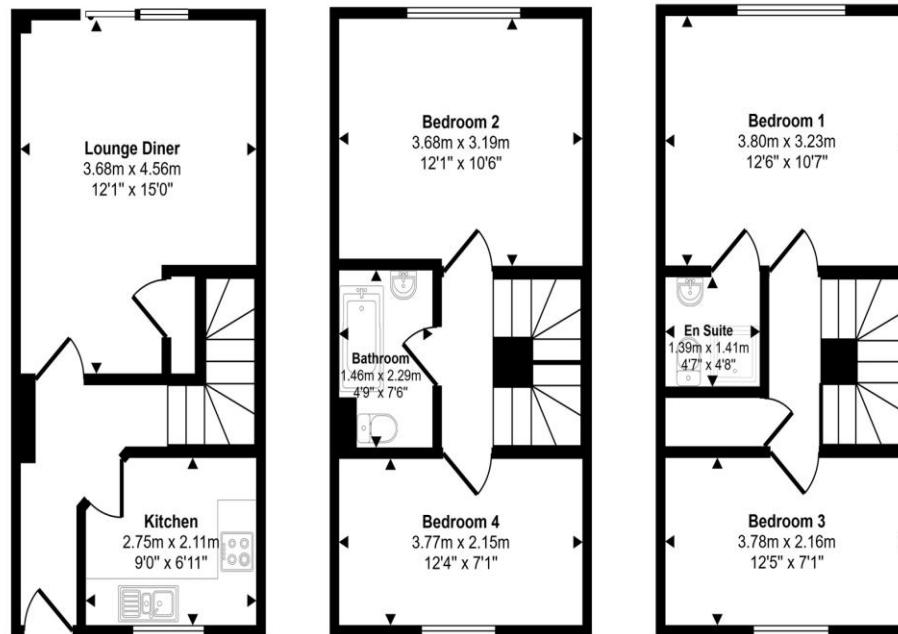
12' 5" x 7' 1" (3.78m x 2.16m)







Approx Gross Internal Area
88 sq m / 949 sq ft



Ground Floor
Approx 29 sq m / 313 sq ft

First Floor
Approx 29 sq m / 314 sq ft

Second Floor
Approx 30 sq m / 321 sq ft

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant.

To view this property please contact Connells on

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409 Shirley Road Shirley
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EPC Rating: C Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/SSR312468



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