



Connells

Springford Road
Southampton



Property Description

Connells are marketing this well-presented detached bungalow, located less than a five-minute drive away from Southampton General and Princess Anne Hospitals. The property offers a bright and airy layout with well-planned living spaces, perfect for those seeking comfort and convenience.

The hallway provides access to two built-in storage cupboards and a spacious living room, where large windows fill the space with natural light. This welcoming room features charming original character details and has direct access to the conservatory. The adjacent kitchen offers neutral cabinetry, ample cupboard and counter space, two built-in storage cupboards, room for freestanding appliances, and its own access to the conservatory. The conservatory is a wonderful addition, with doors leading to the kitchen, living room, side access and garden-creating an ideal space for dining or relaxing. The garden is arranged over three tiers, with a patio seating area, lawn, paved walkway, outbuilding, and an upper tier perfect for planting.



Both bedrooms are doubles, with bedroom 1 benefitting from built-in storage. The shower room includes a shower, hand-wash basin, toilet, mirrored cabinet and heated towel rail. Further features are gas central heating, double glazing, ample storage, driveway parking and a garage. Situated close to Shirley's shops and Southampton Common, the property also benefits from excellent transport links throughout the city and easy access to M3/M27 motorway links

Porch

9' 6" x 4' 1" (2.90m x 1.24m)

Hallway

Has 2x Built-In Storage Cupboards

Living Room

17' 7" x 10' 5" (5.36m x 3.17m)

Original Character Features, Access into Conservatory

Kitchen

11' 8" x 7' (3.56m x 2.13m)

Ample Cupboard & Counter Space, Neutral Cabinetry, Freestanding Appliance Space, 2x Built-In Storage Cupboards & Conservatory Access

Conservatory

15' 6" x 6' 6" (4.72m x 1.98m)

Has Access to Garden, Kitchen, Gated Side Access & Living Room

Bedroom 1

11' 5" x 9' 5" (3.48m x 2.87m)

Has Built-In Storage Cupboard

Bedroom 2

11' 5" x 9' 5" (3.48m x 2.87m)

Shower Room

5' 3" x 6' 1" (1.60m x 1.85m)

Three-Piece - Toilet, Hand-Wash Basin, Shower, Mirrored Storage Cabinet & Heated Towel Rail









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

T 02380 789 351
E shirley@connells.co.uk

409 Shirley Road Shirley
 SOUTHAMPTON SO15 3JD

EPC Rating: Council Tax
 Awaited Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/SSR312372



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.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: SSR312372 - 0002