



Connells

The Glen Cranbury Road
Eastleigh



Property Description

Discover the epitome of modern living in this Eastleigh gem, a spacious two bedroom upper floor apartment.

Entertain in style in the expansive lounge diner featuring sliding doors that open to a Juliet balcony, creating a seamless indoor-outdoor experience. The fully fitted kitchen, complete with white goods, beckons culinary delights.

Two double bedrooms offer comfort, with the master boasting an en-suite for added luxury. A separate bathroom ensures convenience.

This lovely property adorned with tasteful furniture, presents a unique opportunity for a ready to move in lifestyle, inquire with the agent for details on the included furnishings.

Entrance Hall

Storage cupboard x2 containing meters. Telecom phone. Radiator.

Lounge/diner

14' 6" x 12' 4" (4.42m x 3.76m)

Double glazed sliding doors facing south. Juliet balcony. Double glazed window. Radiator.

(Table & chairs and L shape sofa bed can be included)

Kitchen

8' 11" x 7' 9" (2.72m x 2.36m)

Double glazed window facing south. Fitted kitchen with wall and base units. White goods included. Combi boiler. Gas hob. Extractor fan.

Bedroom 1

18' 9" x 8' 9" (5.71m x 2.67m)
Double glazed window facing east. Large double room. TV port. (wardrobe and bed can be included)

En-Suite

WC. Vanity sink and unit. Wall unit. Shower cubicle. Heated towel rail.

Bedroom 2

12' 5" x 8' 5" (3.78m x 2.57m)
Double glazed window facing east. Radiator. (Wardrobe and bed can be included)

Bathroom

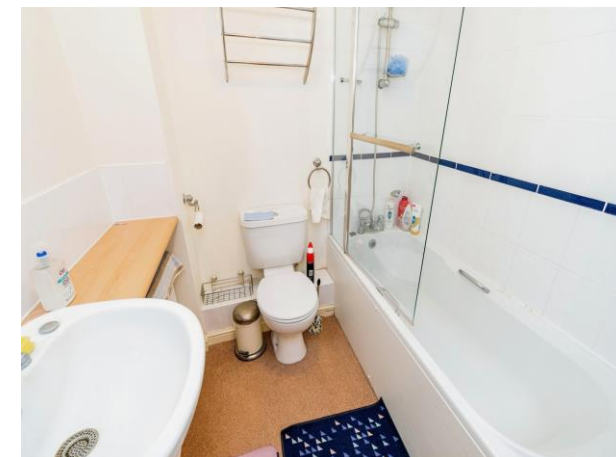
WC. Vanity sink and unit. Shower over bath. New tiles. Extractor fan.

Agent Notes

Allocated parking space and a bike storage unit in the communal area.

Ground Rent £500.00 per year
Service Charge £1705.46 per year





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: B

view this property online connells.co.uk/Property/EGH308230

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

Tenure: Leasehold



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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