



**Dragoon Close, Southampton SO19 1SH**

**welcome to**

## **Dragoon Close, Southampton**

DON'T MISS OUT on viewing this two bedroom mid-terrace house in Sholing. The property features a generous living room, fitted kitchen, bathroom and rear garden. To see the potential this home has to offer, arrange a viewing with us today!

### **Entrance Hall**

Access to all rooms, laminate flooring throughout.

### **Lounge**

16' 5" x 11' 10" ( 5.00m x 3.61m )

Gas fire, understairs storage cupboard, double glazed window to rear, access to garden, laminate flooring throughout.

### **Kitchen**

11' 10" x 8' 9" ( 3.61m x 2.67m )

Double glazed window to front, space for white goods, electric oven, gas hob, wall and base units, larder.

### **Landing**

Access to all rooms, carpeted throughout, loft access, airing cupboard.

### **Bedroom 1**

11' 11" x 8' 11" ( 3.63m x 2.72m )

Gas radiator, double glazed window to front, carpeted throughout, built in storage.

### **Bedroom 2**

11' 10" x 9' 9" ( 3.61m x 2.97m )

Freestanding wardrobe, carpeted throughout, double glazed window to rear.

### **Bathroom**

Bathtub, overhead shower, w/c, wash hand basin, extractor fan, heated towel rail.

### **Front Garden**

Private stoned pathway leading to access.

### **Rear Garden**

North facing garden with brick built shed, enclosed, access to the rear.





**Fox & Sons are delighted to welcome to the market this two bedroom mid-terrace house in Sholing.**

**Downstairs, the living room is generously sized, with access to the rear garden and understairs storage. The fitted kitchen is functional with enough room to fit a dining table and chairs.**

**Upstairs, there are two double bedrooms with storage solutions and filled with natural light. The family bathroom is functional and convenient, featuring a bath with overhead shower.**

**The rear garden is enclosed with the added bonus of a brick built shed, perfect if you require additional storage space. There is one allocated parking space but plenty of parking on the street.**

**The property is situated next to a woodland area, with local amenities nearby and easy access to the M27.**



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## Dragoon Close, Southampton

- Mid-Terrace House
- Two Bedrooms
- Spacious Living Room
- Fitted Kitchen
- Easy Access to M27

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 999 years from 24 Jun 1975. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

**£230,000**



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](http://www.focalagent.com)

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Property Ref:  
BIT112239 - 0007

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