



**Imperial Apartments South Western House,
Southampton SO14 3AL**

welcome to

Imperial Apartments South Western House, Southampton

Fox and Sons Southampton are delighted to offer for sale this one bedroom apartment set in this superb 1800's building of South Western House Dock Gate 4. Ideal for investment or City Centre living.





Entrance Hall

Living Room

15' 6" x 15' 2" (4.72m x 4.62m)

Kitchen

10' 7" max x 10' 7" max (3.23m max x 3.23m max)

Bedroom One

10' 9" max x 10' 6" max (3.28m max x 3.20m max)

Shower Room

Additional

Lease 125 years from 1999

Agents Note

We have limited knowledge about the property, but this does not take away our responsibility to evidence that we have taken steps to establish facts and use our professional knowledge.

"All services/appliances have not and will not be tested".

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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Imperial Apartments South Western House, Southampton

- One Double Bedroom Apartment
- Superb 1800s building of South Western House Dock Gate 4
- Good Size Living Room
- Double Bedroom
- Fitted Kitchen

Tenure: Leasehold EPC Rating: C

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£120,000



Please note the marker reflects the postcode not the actual property

[view this property online fox-and-sons.co.uk/Property/SOU116961](https://fox-and-sons.co.uk/Property/SOU116961)



Property Ref:
SOU116961 - 0003

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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