



**St. Denys Road, Southampton SO17 2JY**



**welcome to**

## **St. Denys Road, Southampton**

Welcome to this delightful and spacious three-bedroom terraced home, ideally situated on the ever-popular St Denys Road in SO17. Perfectly blending character with comfort, this property offers a fantastic opportunity for families, first-time buyers, or investors looking to settle in a vibrant area.





**Ground Floor**

**First Floor**

## Entrance Hall

## Lounge

14' 1" x 11' ( 4.29m x 3.35m )

## Dining Room

13' 4" x 11' ( 4.06m x 3.35m )

## Kitchen

12' 5" x 9' 7" ( 3.78m x 2.92m )

## First Floor Landing

## Bedroom One

14' 2" max x 13' max ( 4.32m max x 3.96m max )

## Bedroom Two

13' 6" x 8' 6" ( 4.11m x 2.59m )

## Bedroom Three

9' max x 8' 6" ( 2.74m max x 2.59m )

## Shower Room

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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## St. Denys Road, Southampton

- Three Bedroom Terraced House
- Two Reception Rooms
- Fitted Kitchen
- Shower Room
- Walking Distance to St Denys Train Station

Tenure: Freehold EPC Rating: D

Council Tax Band: B

# £250,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SOU117186 - 0004

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