



**Burgess Road, Southampton SO16 7AH**

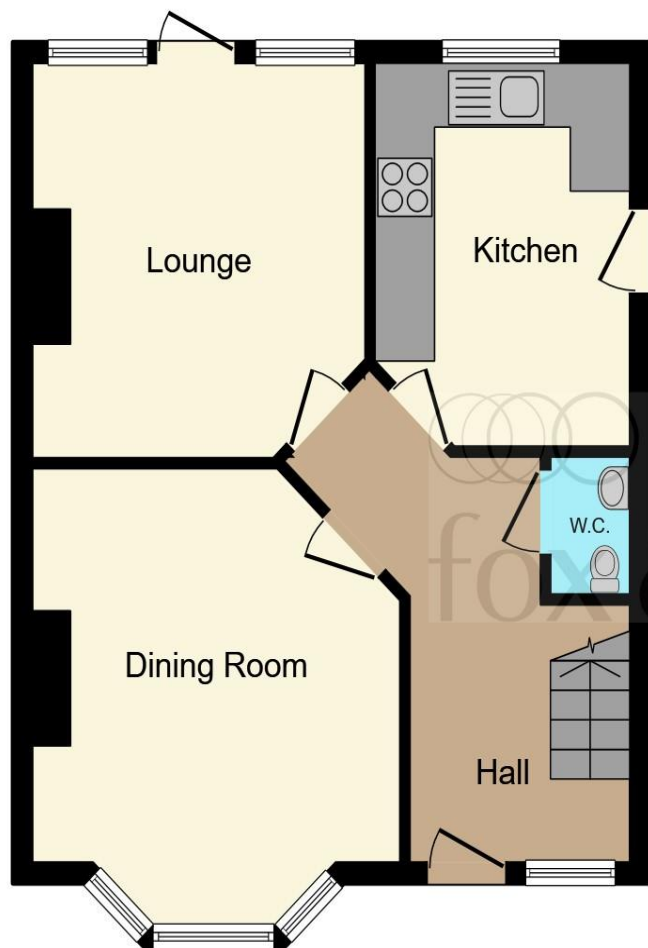


**welcome to**

## **Burgess Road, Southampton**

Located in a popular and well-connected area of Southampton, this versatile three-bedroom semi-detached home offers generous living space with modern conveniences.





**Ground Floor**



**First Floor**

### **Entrance Hall**

### **Lounge / Bedroom**

12' 1" x 10' 6" into chimney ( 3.68m x 3.20m into chimney )

### **Dining Room / Communal Room**

14' x 12' 1" max ( 4.27m x 3.68m max )

### **Kitchen**

13' 1" x 8' 8" ( 3.99m x 2.64m )

### **Downstairs WC**

### **First Floor Landing**

### **Bedroom One**

12' 2" x 10' 5" ( 3.71m x 3.17m )

### **Bedroom Two**

13' 4" x 11' 1" ( 4.06m x 3.38m )

### **Bedroom Three**

12' 5" x 8' 5" ( 3.78m x 2.57m )

### **Upstairs 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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## **Burgess Road, Southampton**

- Semi-Detached House
- Family Home
- Three Bedrooms
- Two Reception Rooms
- Downstairs WC & Upstairs Shower Room

Tenure: Freehold EPC Rating: D

Council Tax Band: C

# £325,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
SOU117192 - 0003

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