

FOR SALE



Chandlers Ford

2 Bedrooms, 1 Bathroom, Apartment

Asking Price Of £185,000

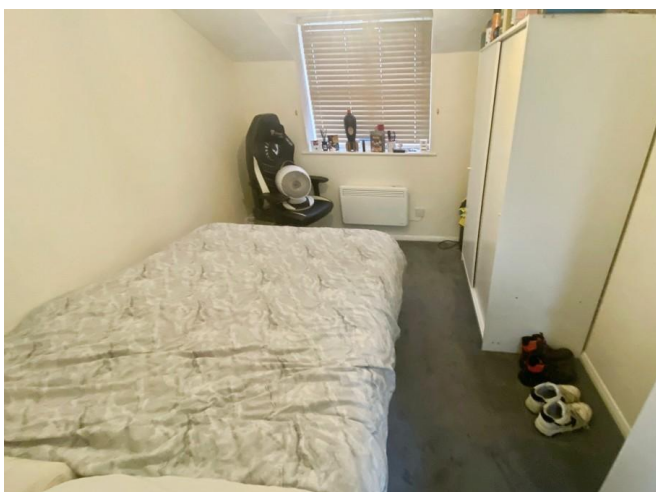


Chandlers Ford

2 Bedrooms, 1 Bathroom

Asking Price Of £185,000

- 3rd Floor 2 bedroom Apartment
- Open-plan kitchen and reception
- Modern neutral decor
- Ideal for first-time buyers
- On-site parking included



Presenting an exceptional opportunity to acquire a neutrally decorated two-bedroom flat, ideal for first time buyers or investors seeking a property in a sought after location. This flat boasts an open-plan reception room seamlessly integrated with an open-plan kitchen, providing a spacious and versatile living arrangement that is perfect for modern lifestyles.

The property features a well-proportioned double bedroom, offering ample space and comfort, while the further single bedroom is perfectly suited for guests, a child, or use as a home office. The bathroom is thoughtfully appointed to serve both bedrooms and living spaces efficiently.

Residents will benefit from the convenience of on-site parking, a coveted feature in such a desirable area. The location itself offers strong public transport links, making commuting and travel straightforward and accessible. Nearby reputable schools enhance the appeal for those with educational needs in mind.

With a C EPC rating, the flat enjoys energy-efficient amenities that help in maintaining comfort throughout the year while keeping costs manageable. The property is further complemented with a council tax band of C, making it an economical choice for the area.

Overall, this well-presented flat provides an excellent combination of contemporary living, practical features, and a prime location, suiting a wide range of buyers. Arrange your viewing today to fully appreciate all this attractive home has to offer.

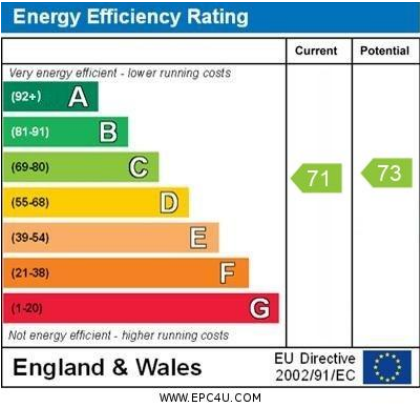


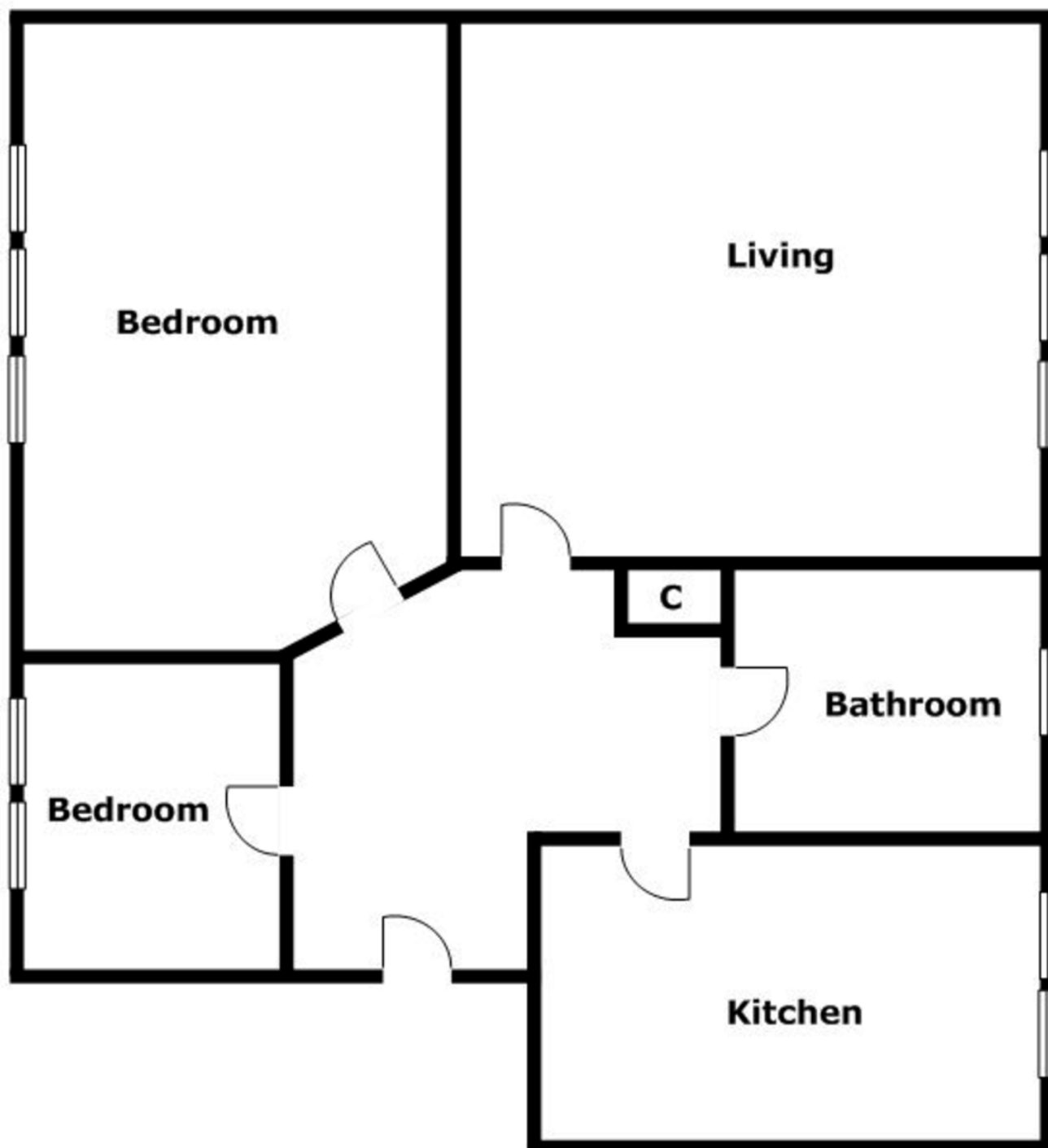
TENURE Leasehold Remaining years 98

SERVICE CHARGES half years was £1,129.85 (1 April to 30 Sept 25). First Port is the property management company

GROUND RENT £140.42 pa







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Accuracy: References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. Items shown in photographs including but not limited to carpets, fixtures and fittings are not included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property. No person in the employment of the agent has any authority to make any representation about the property, and accordingly any information given is entirely without responsibility on the part of the agents, sellers(s) or lessors(s). Any property particulars are not an offer or contract, nor for part of one. **Sonic / Laser Tape:** Measurements taken using a sonic / laser tape measure may be subject to a small margin of error. **All Measurements:** All Measurements are Approximate. **Services Not tested:** The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor.