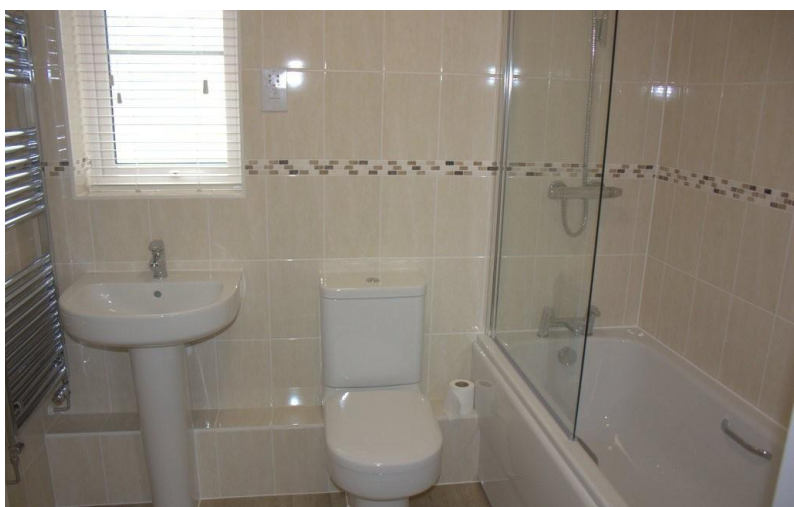


FOR SALE



Cardinal Place

2 Bedrooms, 1 Bathroom, Apartment

Fixed Price £210,000

MARTIN&CO



- Modern apartment
- 2 Bedrooms
- Gas central heating
- Double Glazing
- Allocated Parking
- Leasehold
- Lease years remaining 143

Martin & Co are delighted to offer this brand new 2 bedroom apartment located on the whole first floor of the property on the new Cardinal Park development in Maybush.

The property comprises entrance hallway with stairs rising to first floor, open plan lounge/kitchen/diner, two double bedrooms and bathroom with storage cupboard.

The apartment is offered unfurnished and benefits from Photovoltaic solar panels, gas central heating, modern kitchen with white goods, allocated parking for one car and its own entrance

ENERGY PERFORMANCE RATING C

SOUTHAMPTON CITY COUNCIL A

LEASE YEARS 155 years from 1 October 2013

TENURE Leasehold

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	80	80
(55-68) D		
(39-54) E		
(21-38) F		



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<http://www.martinco.com>



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.