



21A ST. JAMES ROAD
SHIRLEY
Hampshire, SO15 5FB

£850 PCM

goadsby.com

ONE BEDROOM MAISONETTE IN UPPER SHIRLEY

- One bedroom maisonette
- Unfurnished
- Great location
- Council tax band- A
- EPC Rating - Band D

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	60	68
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

Reference: 405850

Deposit Amount: £980.00

Council Tax: Band A

Furnishing: Unfurnished

Heating Type: Gas fired hot water radiators

Parking: No parking

Utilities:

- Mains Supply Electricity
- Mains Supply Gas
- Mains Supply Water - metered

Drainage: Mains Supply Drainage

Broadband: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Mobile Signal: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Flood Risk: For more information refer to
gov.uk, check long term flood risk
www.gov.uk/check-long-term-flood-risk



Bright and modern one-bedroom maisonette situated in Upper Shirley and located above a bakery.

The property is finished to a neutral standard throughout and comprises a light and airy living room with feature bay window, double bedroom, bathroom and fitted kitchen with fridge-freezer and a breakfast bar. No washing machine provided.

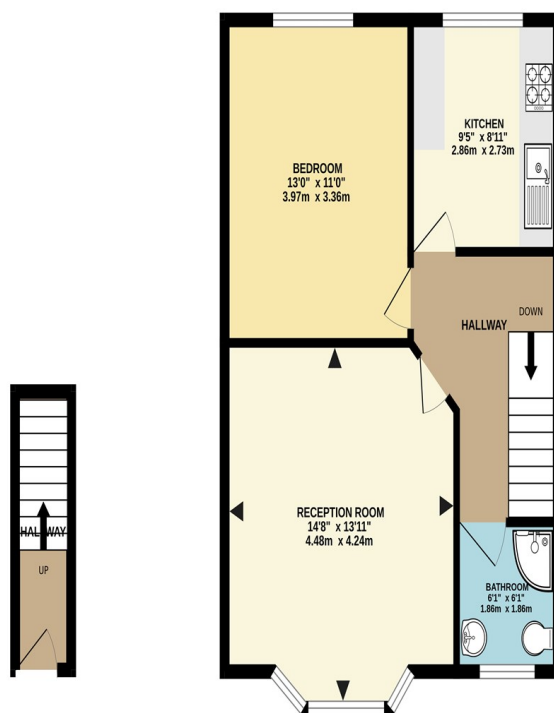
Additional benefits include gas central heating and double glazing.

Please note, the marketing photos for this property were taken before the current tenancy commenced.

For further information and to book in a viewing, call Goadsby Estate Agents in Southampton.

ENTRANCE FLOOR

1ST FLOOR



PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

This Floor Plan is for guidance only and is NOT to SCALE
Made with Metagor 1/2024

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