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Millbrook Road East, Southampton

Offers Over £150,000

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A spacious and bright one bedroom apartment with aspects of modern upgrades comprising an open plan lounge and kitchen/dining area measuring 14'9" x 24'2" with a beautifully large breakfast bar. With views from the property overlooking the scenic gated community. The well-proportioned living room seamlessly blends into the fully-equipped kitchen with a built-in fridge freezer. The master bedroom measures 8'4" x 11'9" with space for both a double wardrobe and dresser. On from the bedroom a modern bathroom with shower and bath combo paired with sleek bathroom units.

The Elmfield complex offers so much with the property with benefits such as new double glazed windows, newly fitted storage with triple sliding door, ultra-fast broadband with download speeds of up to 1GBps, communal parking undercroft as well as in the communal grounds available on a first come first served basis.

Located just a short distance from Southampton city centre, the building is a private hidden oasis in almost three acres behind secure electric gates, only minutes from the central railway station giving excellent access to London Waterloo. Built-in the 1930s to house American passengers for the Cunard liners. Having almost three acres of landscaped gardens including a private woodland walk, Elmfield is unique in the city of Southampton. Only minutes from the High Street and the Central Station it offers a prime central location whilst having the feeling of a country estate after entering the gates.

Years Left on the Lease: 155 Years Approx.

Service Charge: £3897.07 P.A Approx includes heating and hot water

Ground Rent: Peppercorn

Council Tax: Band A

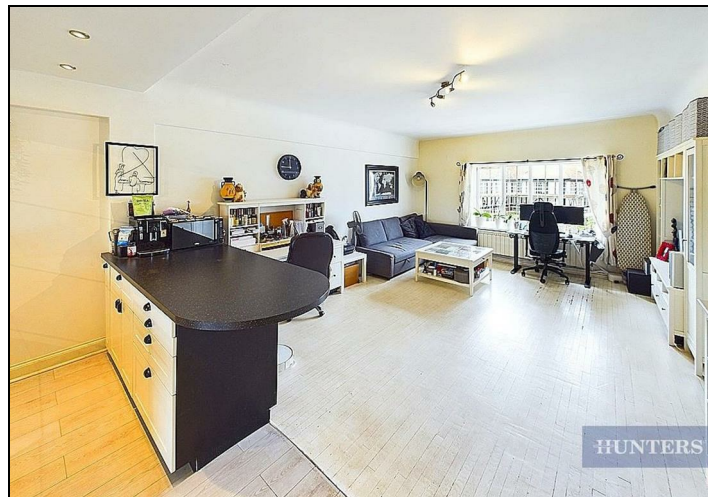
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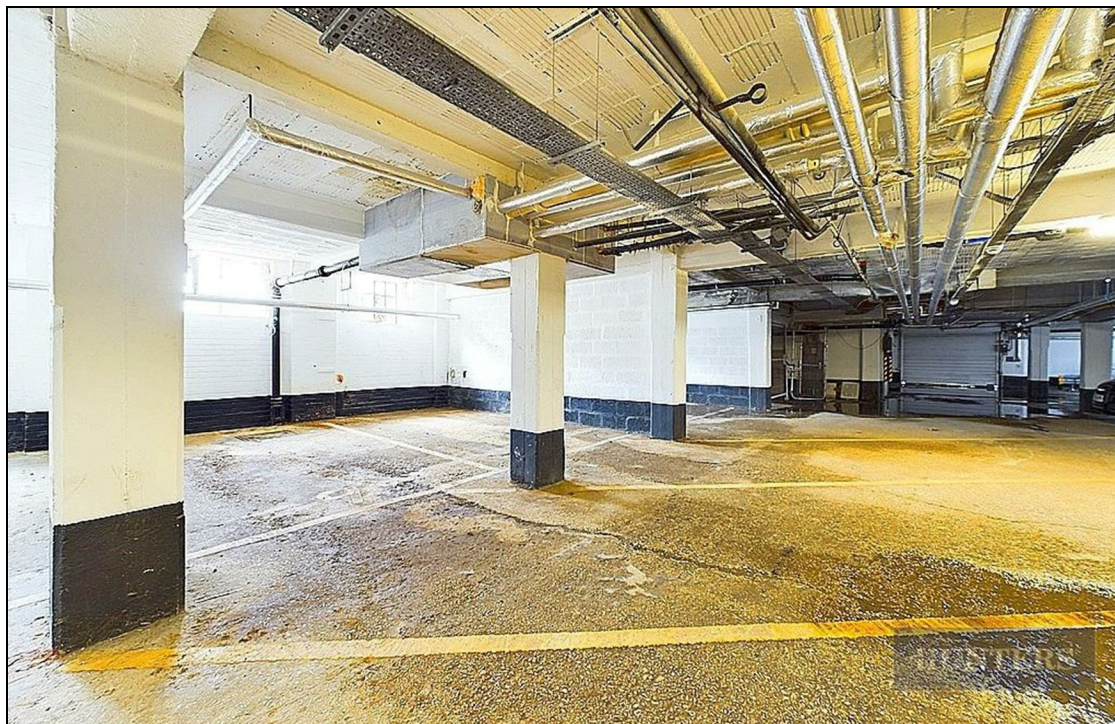
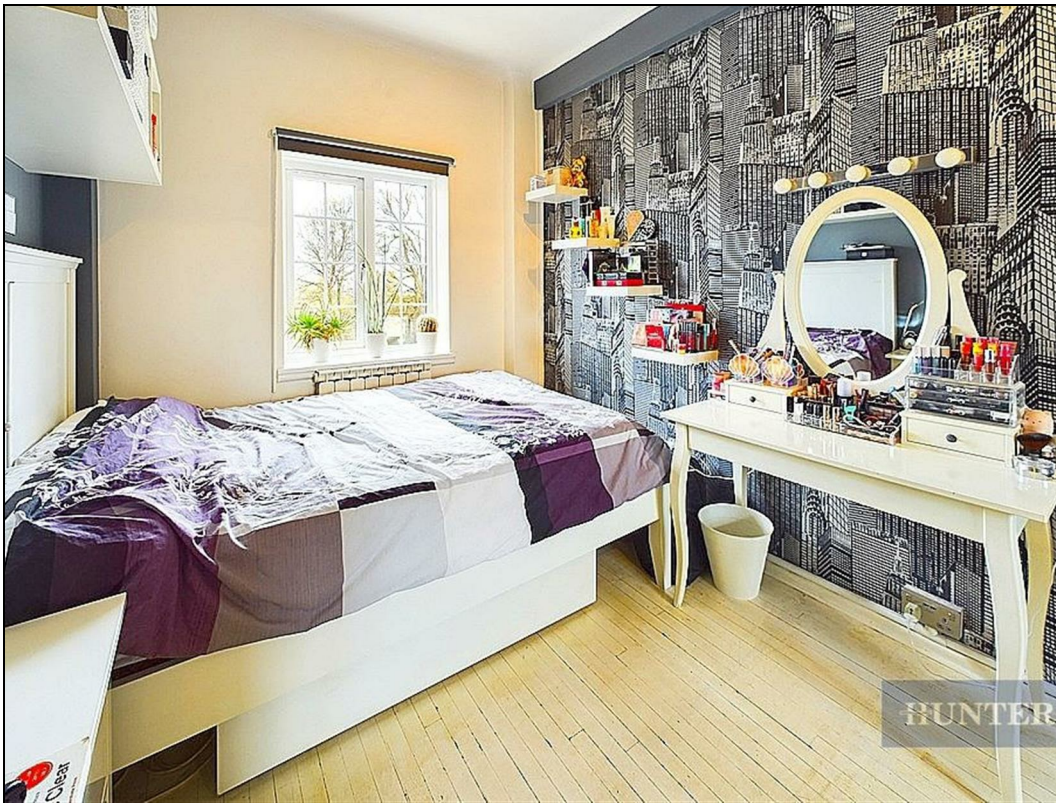




KEY FEATURES

- Spacious One Bedroom Apartment
- Newly Fitted Double Glazed Windows
 - Communal Areas Undergoing Modernisation
 - Fast Broadband Speeds
- Open Plan Lounge, Dining & Kitchen
 - Storage/Facility Area
 - Communal Parking
 - Scenic Views From Apartment
 - Superb Location
 - Communal Gardens







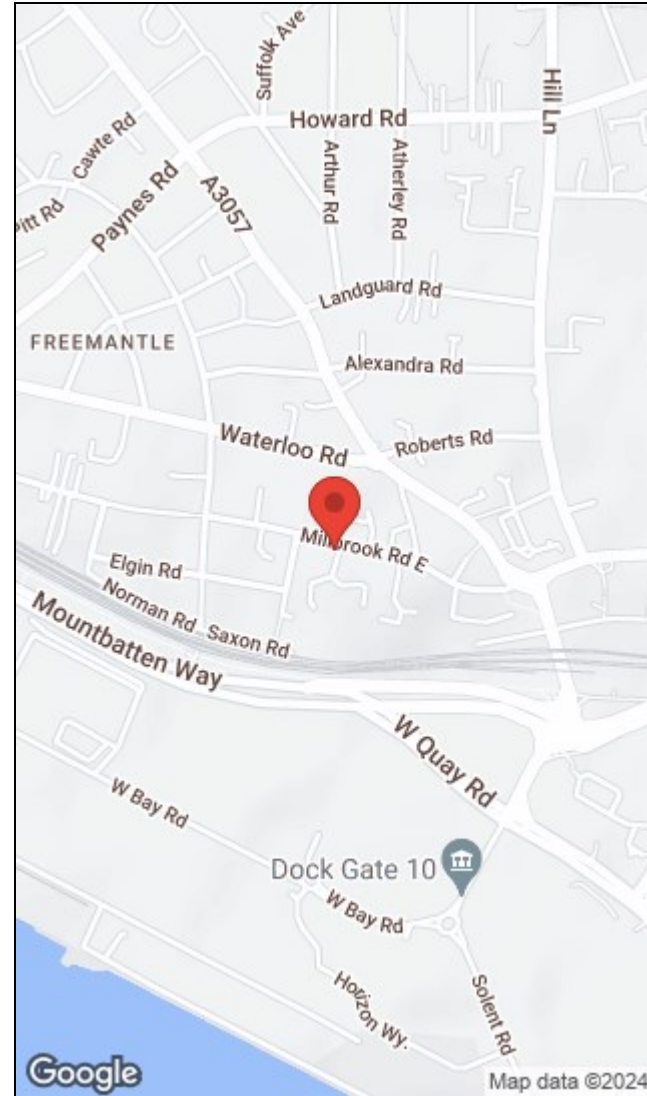
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Approximate total area⁽¹⁾
559.72 m²
52 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE360



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92 plus) A			(92 plus) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
	80	81	
England & Wales	EU Directive 2002/91/EC		England & Wales
	EU Directive 2002/91/EC		

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