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Elmfield North, Millbrook Road East, SO15

Auction Guide £110,000

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For sale by Modern Method of Auction is this spacious first floor one bedroom apartment with an open plan lounge and kitchen/dining area measuring 18'1" x 14'9" with views overlooking the scenic and well maintained communal gardens. The master bedroom measures 11'7" x 8'2". The property also benefits from a modern bathroom, a walk in storage and good facility area measuring 9'8" x 3'5", complemented with communal parking and communal grounds.

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.

Tenure: Leasehold; 160 Years remaining approx.

Service Charges: £5,500 Per Annum approx. Includes Heating & Hot Water

Ground Rent Peppercorn

Council Tax Band: A

EPC : C

Auctioneer Comments This property is for sale by Modern Method of Auction allowing the buyer and seller to complete within a 56 Day Reservation Period. Interested parties' personal data will be shared with the Auctioneer (iamsold Ltd).

If considering a mortgage, inspect and consider the property carefully with your lender before bidding. A Buyer Information Pack is provided, which you must view before bidding. The buyer will pay £300 inc VAT for this pack.

The buyer signs a Reservation Agreement and makes payment of a Non-Refundable Reservation Fee of 4.5% of the purchase price inc VAT, subject to a minimum of £6,600 inc VAT. This Fee is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. The Fee is considered within calculations for stamp duty.

Services may be recommended by the Agent/Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450. These services are optional.

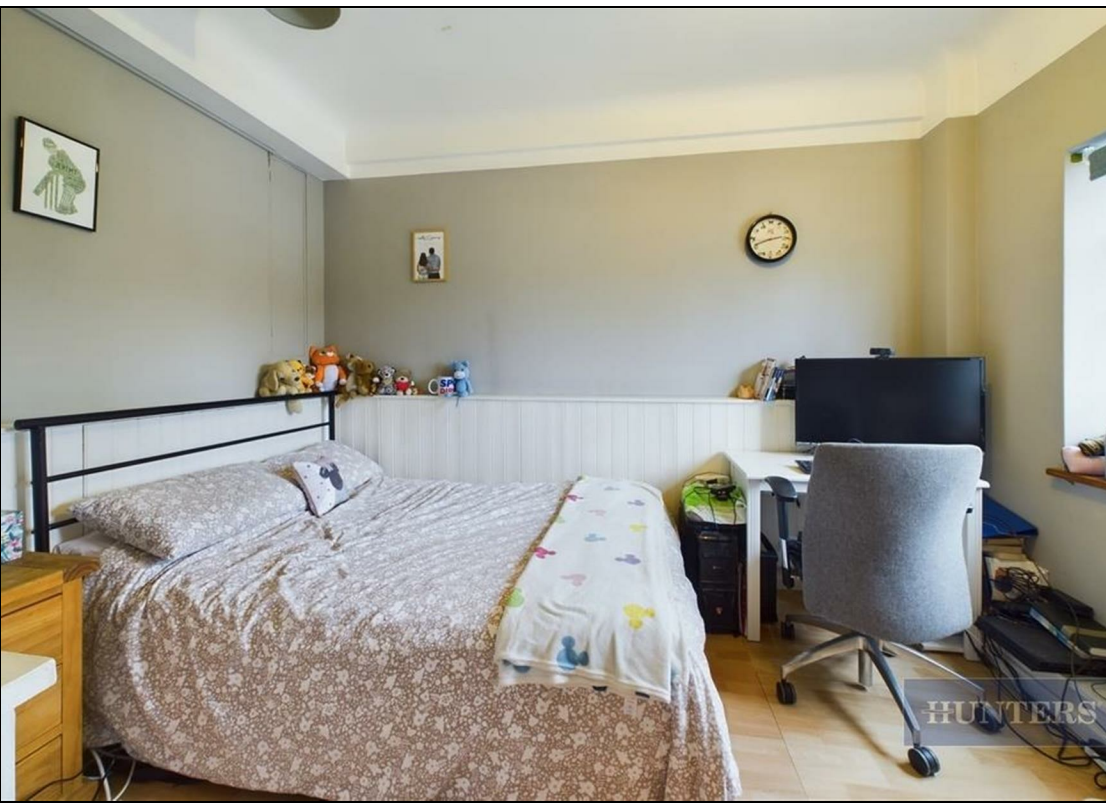
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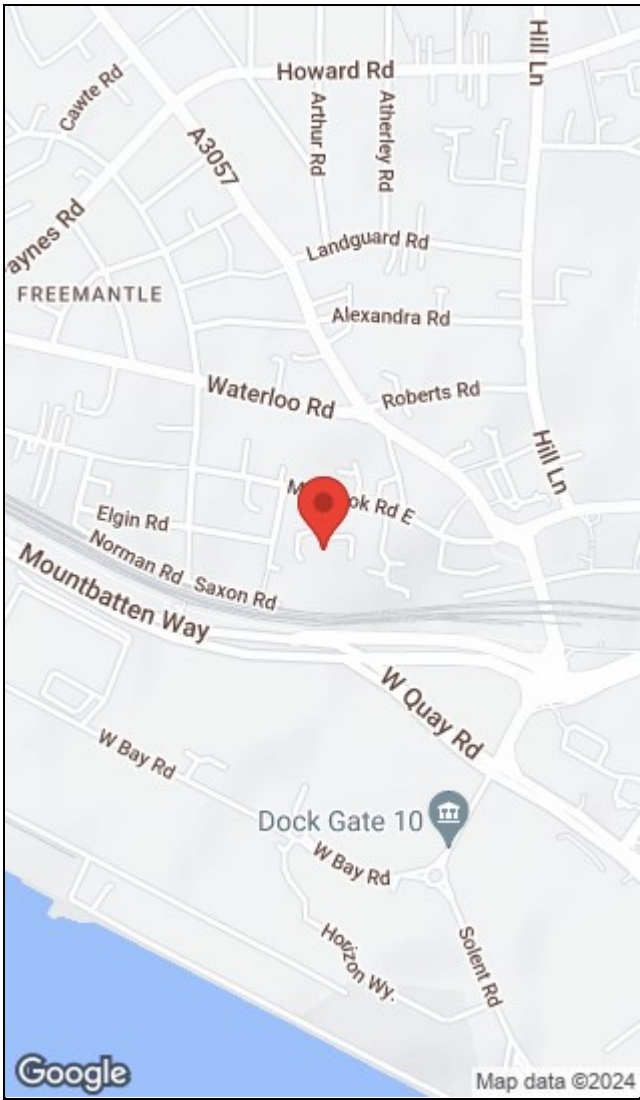
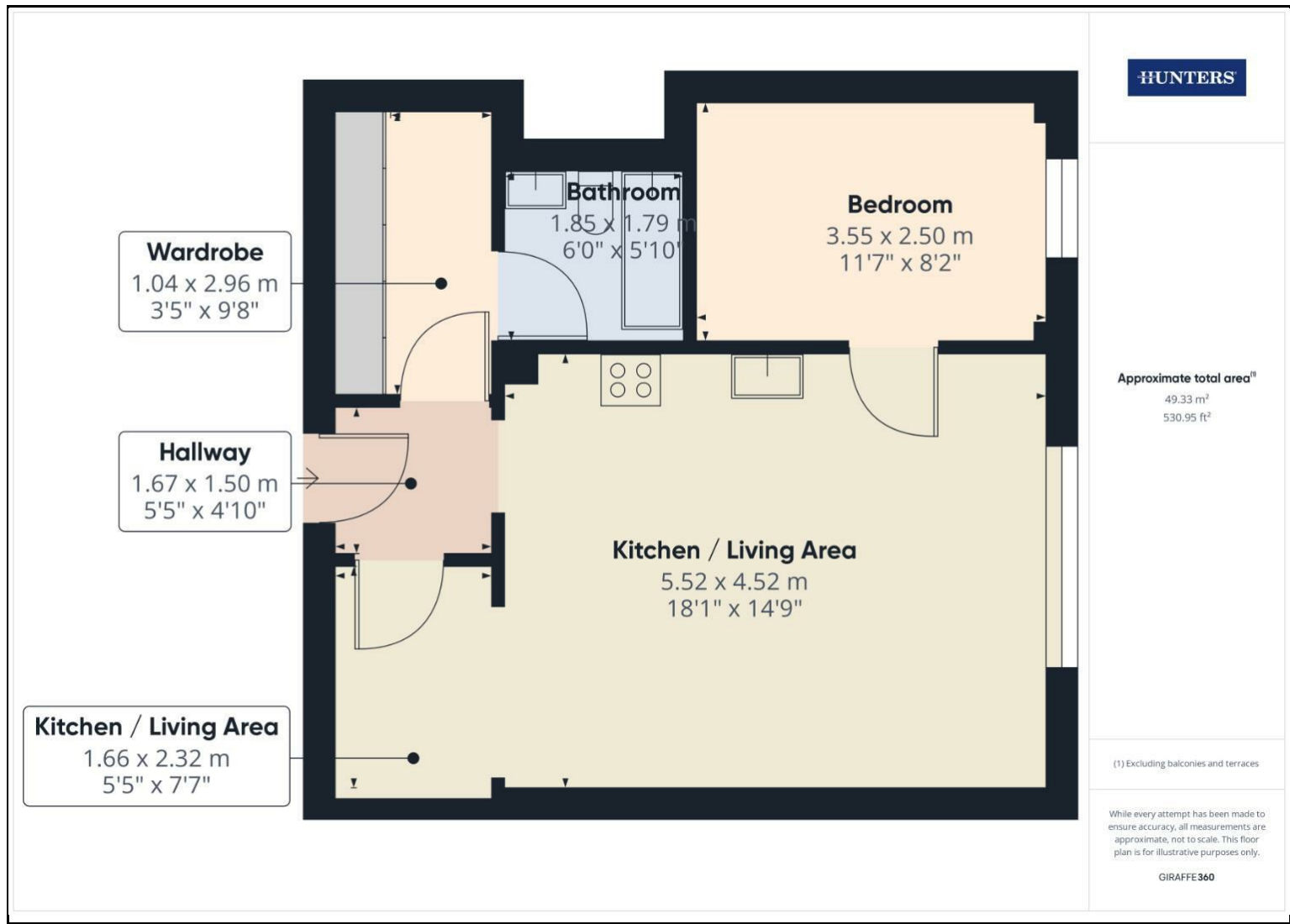


KEY FEATURES

- For Sale by Modern Auction – T & C's Apply
 - Subject to Reserve Price
 - Buyers Fees Apply
- The Modern Method of Auction
- Spacious One Bedroom Apartment
- Open Plan Lounge, Dining & Kitchen
 - Bathroom
 - Walk in Storage/ Facility Area
 - Communal Gardens & Parking
 - Superb Location







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
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC

Current: 76 | Potential: 81

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