



HUNTERS[®]
HERE TO GET *you* THERE

2 2 1 HUNTERS

Oceana Boulevard, Briton Street, Southampton

Auction Guide £115,000

HUNTERS[®]
HERE TO GET *you* THERE

****Please ensure you read the legal pack before viewing this property****

Situated on the 6th floor, this single-floor apartment features two bedrooms a family bathroom and an ensuite shower room off the principle bedroom. The kitchen has a range of wall and base units with integrated oven/hob and microwave. The lounge leads to beautiful park facing balcony. Features outside the property include allocated undercroft parking space and beautiful communal residents' gardens found to the rear of the building.

There is tenancy in place until end of May 2025 achieving £1200 pcm.

Oceana Boulevard is ideally situated for access to Southampton City Centre with its range of shopping facilities including West Quay shopping centre.

**** CASH BUYERS ONLY ****

Auctioneers Comments:

This property is for sale by the Modern Method of Auction, meaning the buyer and seller are to Complete within 56 days (the "Reservation Period"). Interested parties personal data will be shared with the Auctioneer (iamsold). If considering buying with a mortgage, inspect and consider the property carefully with your lender before bidding.

A Buyer Information Pack is provided. The winning bidder will pay £349.00 including VAT for this pack which you must view before bidding.

The buyer signs a Reservation Agreement and makes payment of a non-refundable Reservation Fee of 4.50% of the purchase price including VAT, subject to a minimum of £6,600.00 including VAT. This is paid to reserve the property to the buyer during the Reservation Period and is paid in addition to the purchase price. This is considered within calculations for Stamp Duty Land Tax.

Services may be recommended by the Agent or Auctioneer in which they will receive payment from the service provider if the service is taken. Payment varies but will be no more than £450.00. These services are optional.

EVSI B2 Rating

Lease : 136 Years approx.

Service charges: £2,044 approx. for 6 months.

35 Bedford Place, Southampton, Hampshire, SO15 2DG | 02380 987720
southampton@hunters.com | www.hunters.com



This Hunters business is independently owned and operated by Clegg Properties Ltd | Registered Address: Frenchfield, 23 Solent Avenue, Lymington, Hampshire, SO41 3SD | Registered Number: 6421594 England and Wales | VAT No: 188 0548 76
with the written consent of Hunters Franchising Limited.

KEY FEATURES

- Modern Method of Auction
 - Cash Buyers Only
 - Two Bedrooms
 - Modern Fitted Kitchen
- Ideal for First Time Buyers or Investors
 - Communal Garden and Gym
 - Undercroft Parking
- 0.9mi to West Quay Shopping Centre
 - EPC: C
 - Council Tax: C





