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Oceana Boulevard, Southampton, Hampshire

Auction Guide £130,000



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 4.5% 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.

Situated within Oceana Boulevard is this modern two double bedroom city centre apartment, which is presented with neutral tones throughout to create a bright living area.

Internally you will find a modern kitchen that has been fitted with black laminate worktops and wood paneled doors, leading on from the kitchen is an open living area with doors on to the balcony. Both bedrooms are good sized doubles and the master is complete with en suite shower room.

The apartment is offered with no onward chain.

Tenure Type;

Leasehold Years remaining on lease; 136 years approx.

Service Charge Amount £4,200 per annum approx.

Leasehold Ground Rent Amount £250 per annum- Rent Review Period every 5 years.

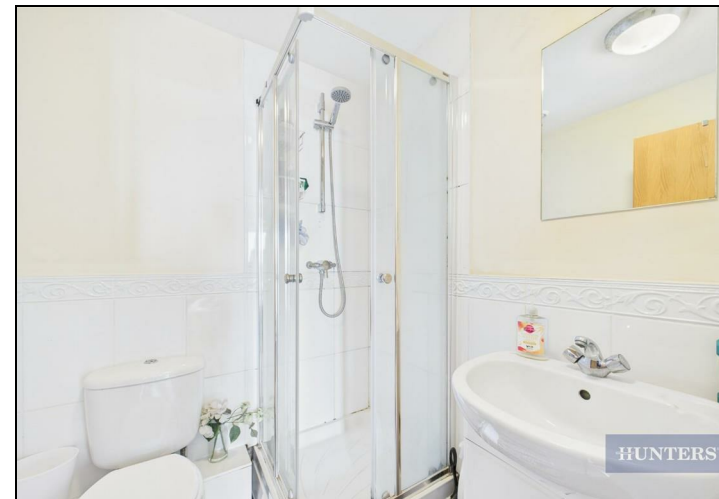
Council Tax Banding; C

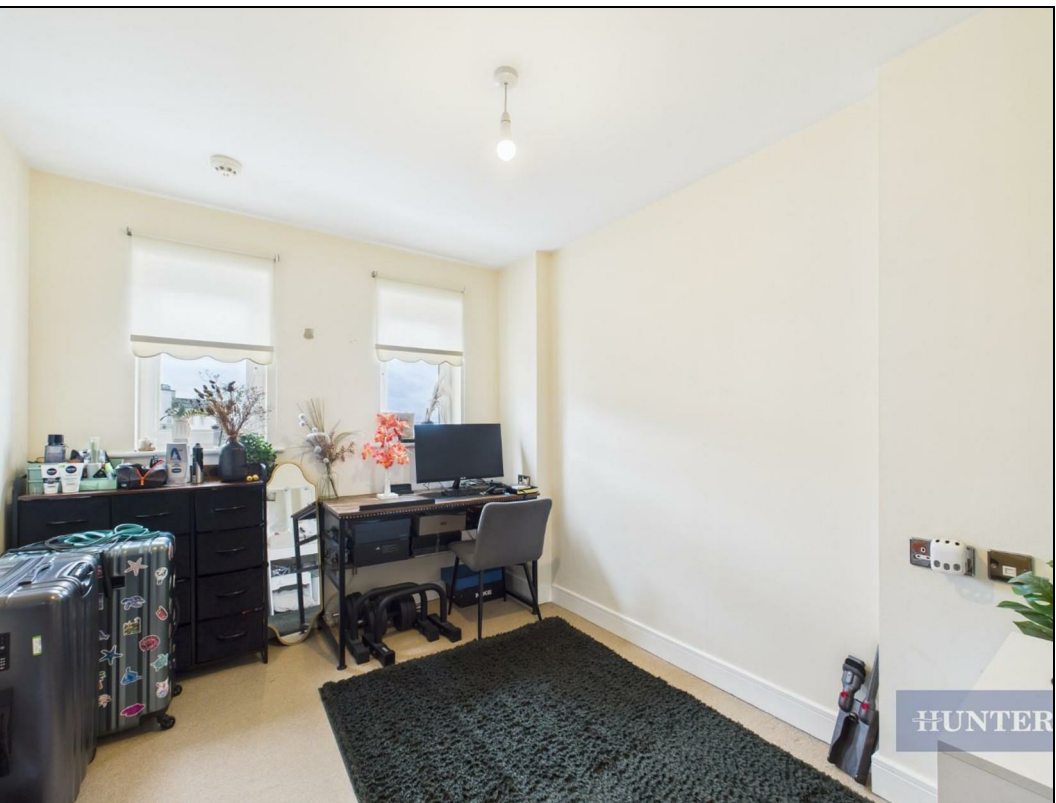
NOTE: Please Refer to Buyer Information Pack on Auctioneers website.

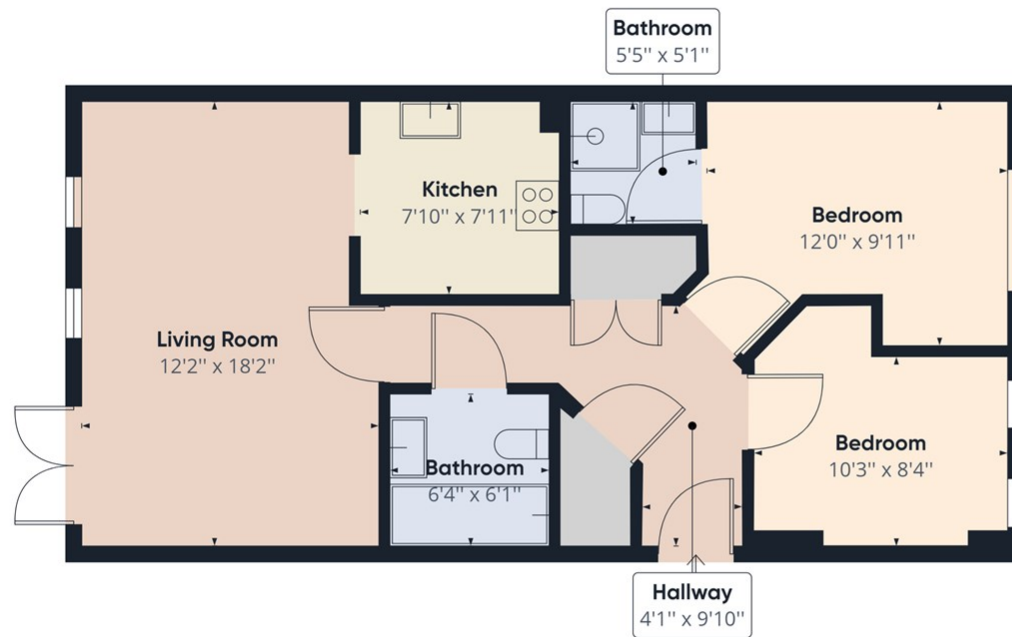


KEY FEATURES

- * CASH BUYERS ONLY *
- For Sale by Modern Auction
 - T & C's apply
 - Subject to Reserve Price
 - Buyers Fees Apply
- The Modern Method of Auction
 - Two double bedrooms
 - City Centre apartment
 - Balcony
- Secure allocated parking





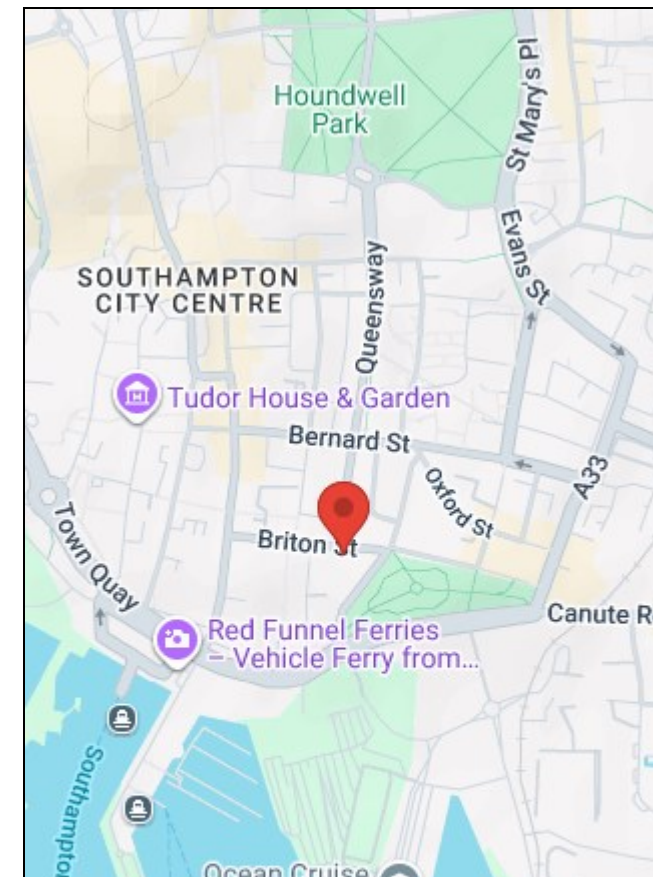


Approximate total area⁽¹⁾
653.06 ft²

(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.

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

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

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