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# Autumn Place, Winn Road, Southampton

Offers In Excess Of £220,000



Offered with Share of Freehold and 991 years lease approx., this is a well-presented two-bedroom flat with a private garage, offering generous living space and a conventional layout in the sought-after Highfield location.

This beautifully arranged home features a bright living room, a separate modern kitchen, and two double bedrooms. The second bedroom is ideal for use as a home office or guest room.

With a practical layout including a family bathroom and additional WC, the flat offers comfort and flexibility. This property is perfect for first-time buyers, investors, or downsizers.

Other benefits include a garage, off road parking, shared use of the garden, double glazing and gas central heating.

Conveniently located close to Southampton Common, local amenities and transport links, this is a must-see property.

Tenure : LEASEHOLD AND SHARE OF FREEHOLD

Leasehold Years remaining on lease: 991 years approx.

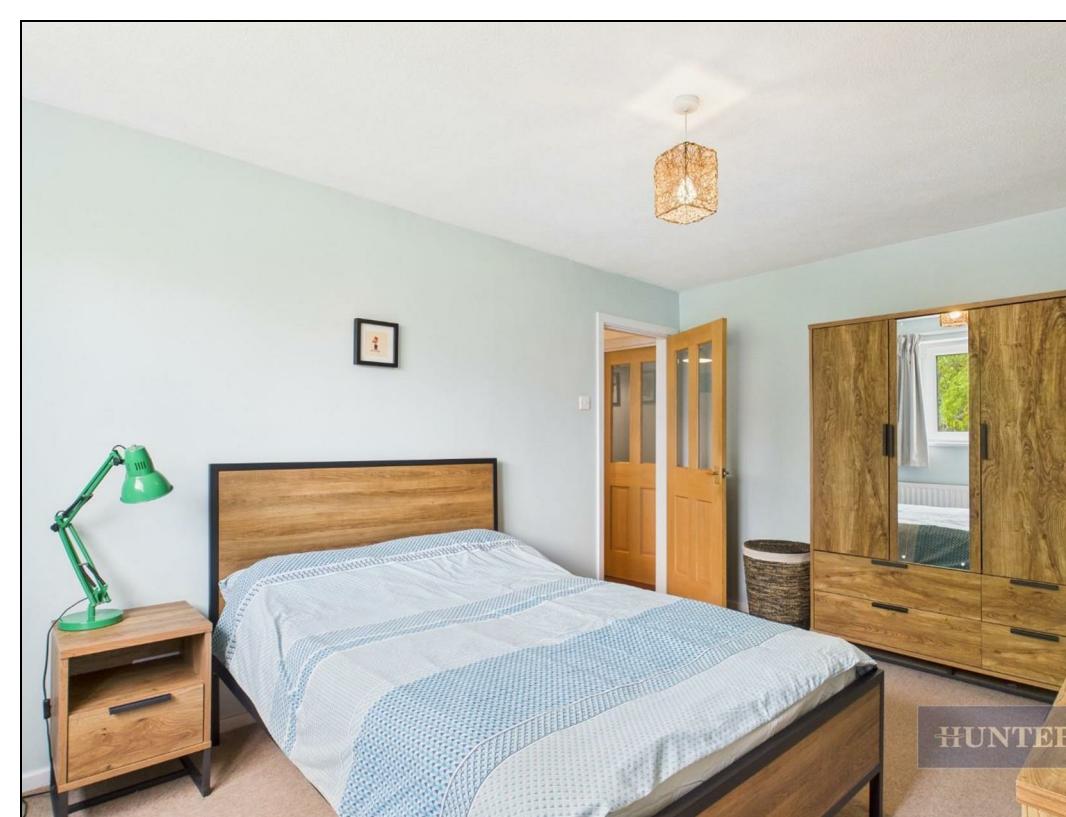
Service Charge Amount: £1,320 Per Annum Approx.

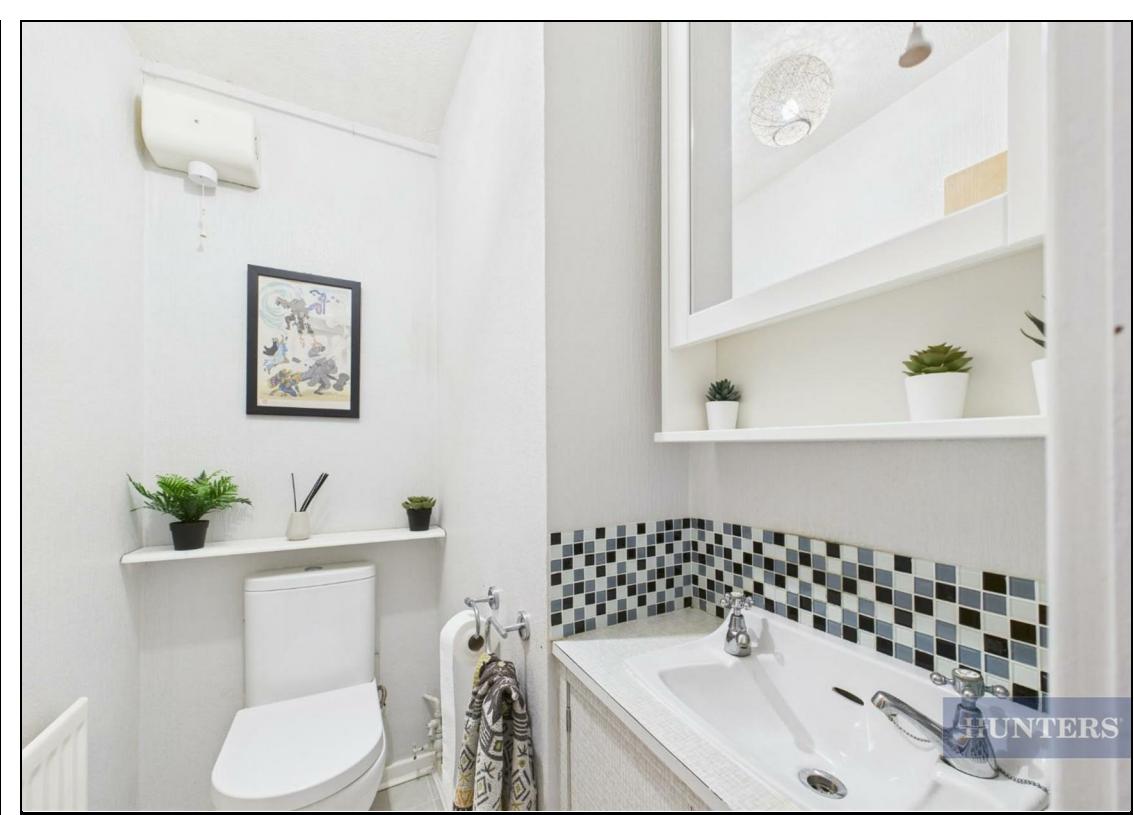
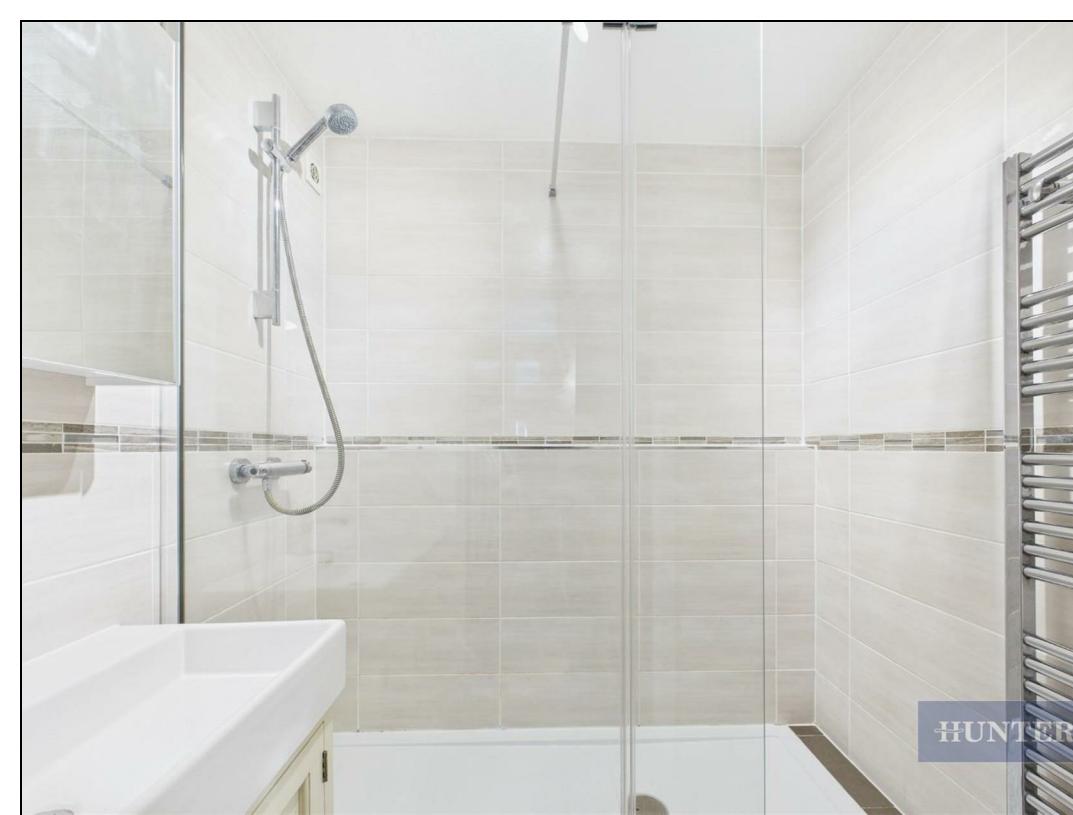
Council Tax Band: C

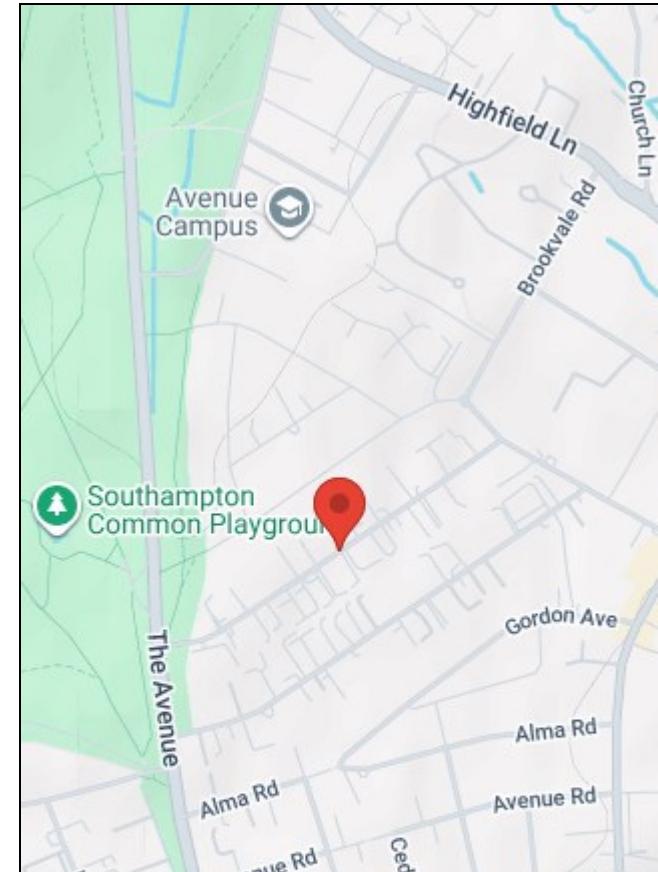
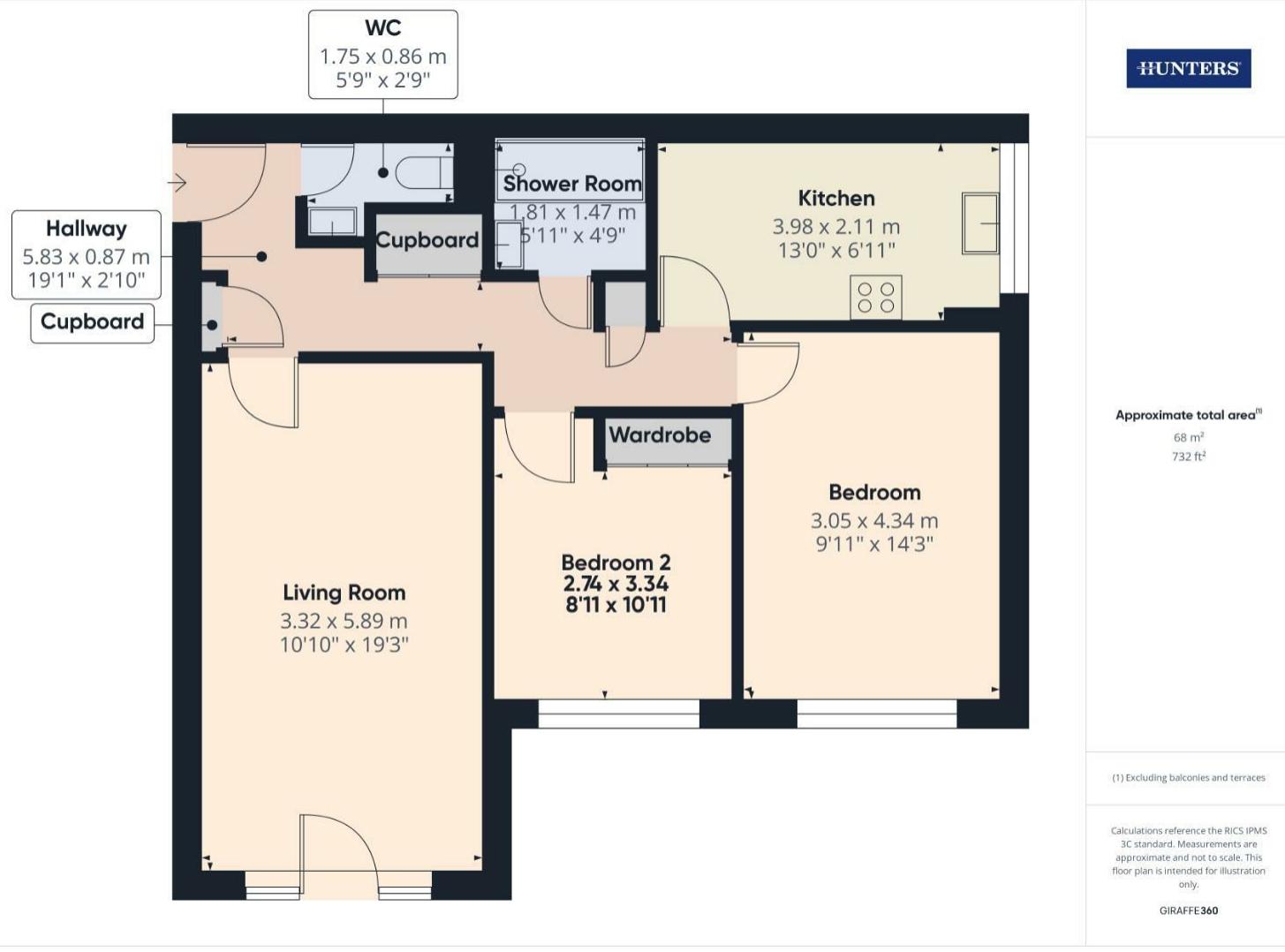
## KEY FEATURES

- Located on Winn Road
- Two double bedrooms
- Separate kitchen
- Private garage
- Residents parking
- Modern throughout
- Family bathroom and w/c
- Ample storage
- Walking distance to Southampton Common
- Share of Freehold with 991 years lease approx.









Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) 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			
England & Wales	EU Directive 2002/91/EC		

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions			
England & Wales	EU Directive 2002/91/EC		

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