



## Arthur Road

Southampton, SO15 5DW

£500 Per Calendar Month



**\*\*ALL BILLS INCLUDED\*\*** Available for rent is a double bedroom in a seven bedroom shared house. The room is offered on its own tenancy agreement with use of shared facilities for a minimum term of six months. The room is located at the rear of the house on the first floor next to a shower room and is furnished with double bed, chest of drawers and wardrobe. The house comprises entrance hall, cloakroom, living room, kitchen/diner, garden, two shower rooms and seven bedrooms, two with ensuite. The road offers ample on road parking and the house is double glazed throughout with gas central heating.



**LOUNGE**  
 3 leather sofas  
 40" wall mounted TV  
 Virgin fibre optic broadband  
 Virgin TV package  
 Double glazed bay window to front aspect  
 Coffee table

**KITCHEN**  
 A range of wall and base units  
 A range cooker with eight gas rings, two ovens and a grill.  
 Dishwasher  
 Washing machine  
 Microwave  
 Toaster  
 Kettle  
 Patio doors to rear garden  
 Tiled floor  
 2 x Fridge freezers

**BEDROOM 4**  
 Double bed and mattress  
 Wardrobe  
 Chest of drawers  
 Bedside cabinet  
 Double glazed window to front aspect

**SHOWER ROOM**  
 Toilet  
 Shower cubicle  
 Pedestal mounted sink  
 Double glazed window to side aspect  
 Tiled floor & walls

**SHOWER ROOM 2**  
 Toilet  
 Shower cubicle  
 Pedestal mounted sink  
 Double glazed window to side aspect  
 Tiled floor & walls

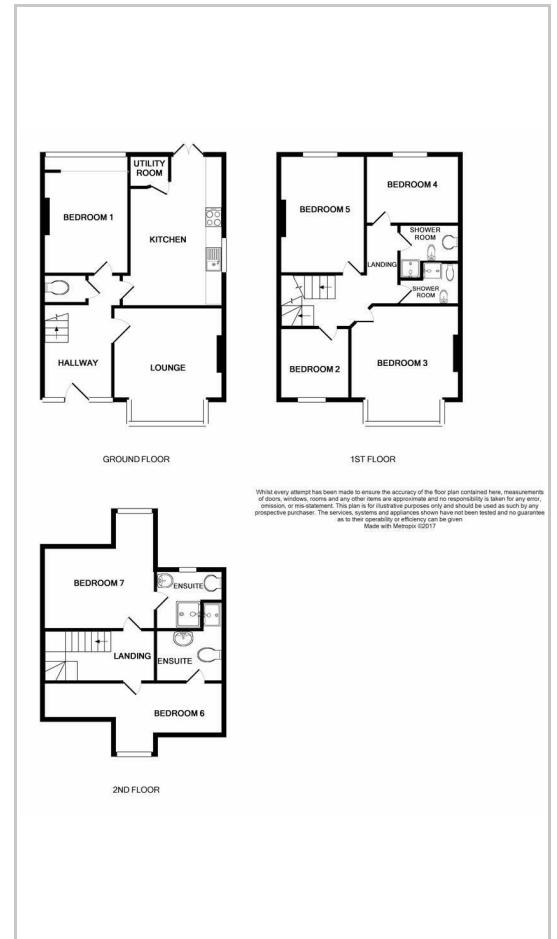
**TOILET**  
 Toilet  
 Sink  
 Vinyl floor

**GARDEN**  
 Mainly laid to lawn  
 Shed in rear garden  
 Side access

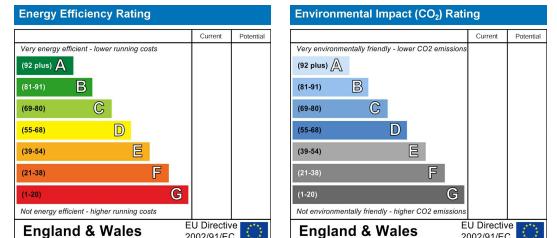
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.