



Foxfield, Botley Road, Park Gate, SO31 1BZ

Offers In Excess Of £150,000



Flat 5 Foxfield

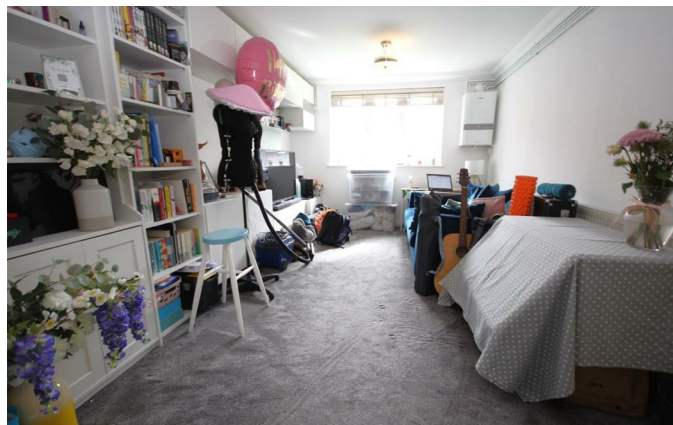
Botley Road |

Park Gate | SO31 1BZ

Offers In Excess Of £150,000

W&W are pleased to offer for sale this well presented one bedroom ground floor apartment. The property boasts one double bedroom, spacious lounge/dining room, kitchen & family bathroom. The property also has the added benefit of underground parking.

Foxfield is ideally situated with Park Gate shops and amenities less than a 5 minute walk away, also within walking distance is The Village Inn restaurant and Swanwick train station. The M27 is also easily accessible from this property just a mile away.





Well Presented One Double Bedroom Ground Floor Apartment

No Chain Ahead

Entrance Hall Boasting Built In Storage Cupboard

Spacious Lounge/Dining Room With Double Doors Opening Into The Kitchen & Window To The Front

Kitchen Boasting Built In Oven/Hob, Fridge/Freezer & Space/Plumbing For Washing Machine

Replacement Ideal Boiler

Bedroom Benefitting From Built In Double Wardrobe

Bathroom Comprising Three Piece White Suite

Security Intercom

106 Years Remaining On The Lease

Service charge approx. £1200 PA

Ground rent charge approx. £454 PA

Underground Parking

ADDITIONAL INFORMATION

Property construction - Traditional brick built

Electricity supply - Mains

Water supply - Mains

Sewerage - Mains

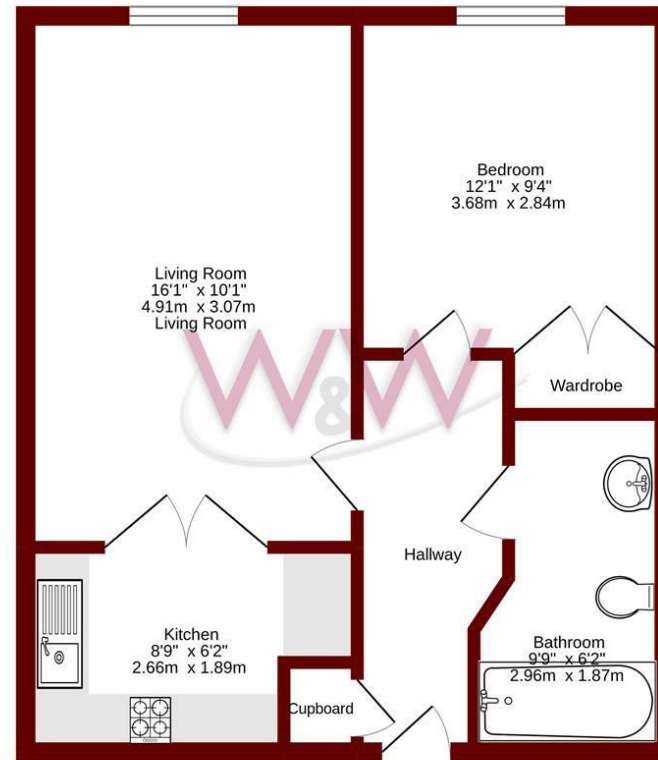
Heating - Gas central heating

Broadband - There is broadband connected to the property

Please check here for potential broadband speeds - <https://www.openreach.com/fibre-broadband>

Please check here for all networks - <https://checker.ofcom.org.uk/>

Ground Floor
432 sq.ft. (40.1 sq.m.) approx.



TOTAL FLOOR AREA : 432 sq.ft. (40.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		78	80
(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	

Council Tax Band - A - £ Per Annum

Tenure - Leasehold

Current EPC Rating -

Potential EPC Rating -

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