



Connells

Target Place Butts Road
Southampton



Property Description

Welcome to this delightful 2 -bedroom lower floor flat, ideally situated in the sought-after area of Sholing. This well-presented property boasts a modern kitchen/lounge, creating a perfect space for both relaxing and entertaining. Two bedrooms of great size with plenty of space, ensuring ample storage.

The bathroom is stylishly appointed, completing the practical and pleasing layout of this home.

Additionally, parking is one allocated space.

The property features a charming communal garden at the rear of the property offering a serene retreat for residents to enjoy the sunshine. There is also a shared bike store.

Located near excellent transport links, this flat offers easy access to the city centre and is close to the M27, making it perfect for commuters. Enjoy the blend of urban convenience and suburban tranquillity in this fantastic property.

Don't miss the opportunity to make this charming flat your new home!

Room Descriptions

Communal Entrance Hall

Accessed via a security system

Entrance Hall

carpeted, large walk-in storage cupboards, radiator, security entry handset, doors to;

Lounge/ Kitchen

26' 6" x 11' (8.08m x 3.35m)
Double glazed windows to rear aspect, laid to carpet, radiator.

Roll top work surfaces, stainless steel sink and drainer, wall and base units, space for fridge/freezer, tiled flooring.



Bedroom 1

Irregular Shaped Room 16' 9" max x 10' max
(5.11m max x 3.05m)

Laid to carpet, double glazed window to rear aspect, radiator

Bedroom 2

11' 7" x 8' 4" (3.53m x 2.54m)

Laid to carpet, double glazed window to rear aspect, radiator.

Bathroom

Bath with mixer taps and shower attachment above, WC, wash hand basin, radiator, partially tiled walls, Laid to lino.

Outside

Communal outside space





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: B

view this property online connells.co.uk/Property/BTN107066

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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