



Mortimer Road
Southampton

Mortimer Road
Southampton SO19 2HJ

for sale guide price
£235,000



Property Description

Charming 3-Bedroom Mid-Terrace Home in a Sought-After Location

This well-presented three-bedroom mid-terrace property is situated in a desirable area, conveniently close to local amenities, schools, and public transport links. The ground floor features a spacious open plan living and dining area, perfect for family living and entertaining. This leads into a well-equipped kitchen and a convenient downstairs WC.

Upstairs, you'll find three good-sized bedrooms, ideal for a growing family, guests, or a home office setup.

To the rear, the low-maintenance paved garden offers a private outdoor space for relaxing or entertaining. At the front, there is a small garden area and on-street parking is available directly outside the property.

Ideal for first-time buyers, families, or investors, this home offers comfortable living in a great location.

Key Features

- Spacious open plan living and dining area.
- Convenient downstairs bathroom
- Paved rear garden.
- On-street parking
- Great location



Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Lounge/Diner

23' 1" x 11' 1" (7.04m x 3.38m)

Kitchen

11' 3" x 8' 7" (3.43m x 2.62m)

Downstairs Bathroom

8' 8" x 5' 11" (2.64m x 1.80m)

Bedroom One

13' 1" x 11' 3" (3.99m x 3.43m)

Bedroom Two

11' 5" x 9' 2" (3.48m x 2.79m)

Bedroom Three

11' 3" x 8' 8" (3.43m x 2.64m)





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

To view this property please contact Connells on

T 02380 422080
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2 West End Road Bitterne
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EPC Rating: D Council Tax
 Band: B

Service Charge: Ask
 Agent

Ground Rent:
 25.00

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 1000 years from 25 Mar 1898. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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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