



Connells

Wellow Court Cobbett Road
Southampton

Wellow Court Cobbett Road Southampton SO18 1UR

for sale offers in excess of
£150,000



Property Description

This beautifully presented two-bedroom apartment offers stylish, low-maintenance living in a convenient and well-connected area of Southampton. Perfect for first-time buyers, downsizers, or investors, the property is modern throughout and ready to move into.

The spacious open-plan living and dining area is bright and inviting, with large windows that allow plenty of natural light to flow through. The contemporary kitchen is well-equipped with sleek units, integrated appliances, and ample storage - ideal for cooking and entertaining.

There are two generous bedrooms, both neutrally decorated, offering flexibility for use as a guest room, nursery, or home office. The fully tiled bathroom is finished to a high standard and features a modern three-piece suite including a bath with shower over.

Outside, residents benefit from a well-maintained communal garden - perfect for relaxing outdoors - along with an allocated off-road parking space for added convenience. The building also offers a secure entry system and tidy communal areas.

Located close to local shops, parks, transport links, and with easy access to Southampton city centre and major road networks, this apartment is a fantastic opportunity not to be missed.

Entrance Hall

Built in cupboard. Electric radiator. Telephone intercom. Loft access.

Lounge

13' 8" x 12' 2" (4.17m x 3.71m)

Double glazed window to rear aspect. Electric Heater X2.

Kitchen

9' 8" x 6' 8" (2.95m x 2.03m)

Double glazed window to side aspect. Fitted kitchen with wall and base units. Fitted electric hob, electric oven and extractor hood. Space for fridge freezer and washing machine.

Bedroom 1

12' 6" x 9' 6" (3.81m x 2.90m)

Double glazed window to rear aspect. Electric heater.

Bedroom 2

7' 8" x 7' 3" (2.34m x 2.21m)

Double glazed window to rear aspect. Electric radiator.

Bathroom

Bath with electric shower. Basin. WC. Fully tiled. Extractor fan.

Outside

Communal garden. Allocated parking.

KEY FEATURES

Two double bedrooms

Fully tiled, modern bathroom

Open-plan living space

Stylish fitted kitchen with appliances

Allocated parking

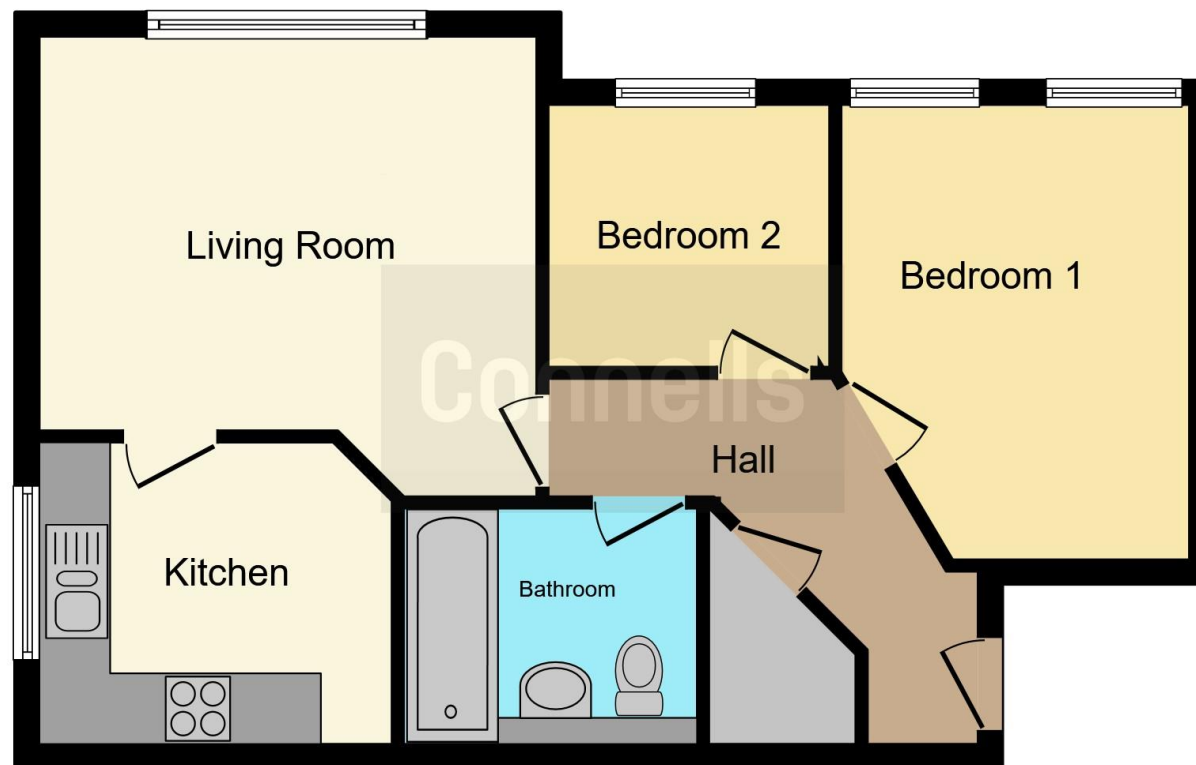
Communal garden

Excellent transport links









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
E Bitterne@connells.co.uk

2 West End Road Bitterne
 SOUTHAMPTON SO18 6TG

EPC Rating: C

Council Tax
 Band: B

Service Charge:
 2000.00

Ground Rent:
 150.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BTN107465

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 1994. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

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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Property Ref: BTN107465 - 0002