



£350,000
Leasehold

39 Meadow Court , 15 Hamilton Road

Sarisbury Green, Southampton, Hampshire SO31 7PU



Quick View

	2 Bedrooms		None
	1 Living Room		2 Bathrooms
	Retirement Property		EPC Rating B
	Permit Parking – Subject to Availability		Council Tax Band D

Reasons to View

- Set within the popular Meadow Court development for the over 55s, this first-floor apartment offers privacy, space and a wonderful outlook over woodland.
- A large covered balcony provides a sheltered spot to sit out and enjoy the peace and quiet — it’s private, green, and faces directly onto the trees.
- The kitchen is fully fitted with integrated appliances, offering a sleek, modern finish and plenty of cupboard space.
- The main bedroom includes an en-suite with a step-free shower, while the second bedroom is a generous single, ideal for guests or as a hobby room or study.
- A second bathroom offers the option of a relaxing soak, and there’s also a large utility cupboard in the hallway housing the washing machine for convenience.
- The apartment is accessed by lift or stairs and forms part of a friendly, well-maintained community with on-site café, residents’ lounge and beautifully landscaped gardens.

Description

Enter into a welcoming hallway where you’ll find a large utility cupboard with space for the washing machine and additional storage.

The living/dining area is bright and inviting, with glazed doors leading out to the covered balcony – a peaceful private space with a woodland backdrop, perfect for a morning coffee or evening glass of wine.

The kitchen is smartly designed with fully integrated appliances, stylish cabinetry and plenty of worktop space, creating a clean, modern finish.

The main bedroom includes fitted wardrobes and an en-suite shower room with step-free access and contemporary fittings. The second bedroom is a generous single – ideal for visiting family or as a workspace – while the main bathroom offers a bath, wash basin and WC.

Meadow Court is a modern development for the over 55s in Sarisbury Green, offering independent living with a real sense of community. Residents can enjoy a lively social calendar, on-site café, lounge, and landscaped gardens. Everyday essentials are close at hand, with Locks Heath Centre and Waitrose just half a mile away, and both the local doctors and Fareham Community Hospital conveniently located in Brook Lane.

With its generous balcony, woodland outlook and modern finish, this is a lovely apartment offering both privacy and community living in equal measure.

Key Information

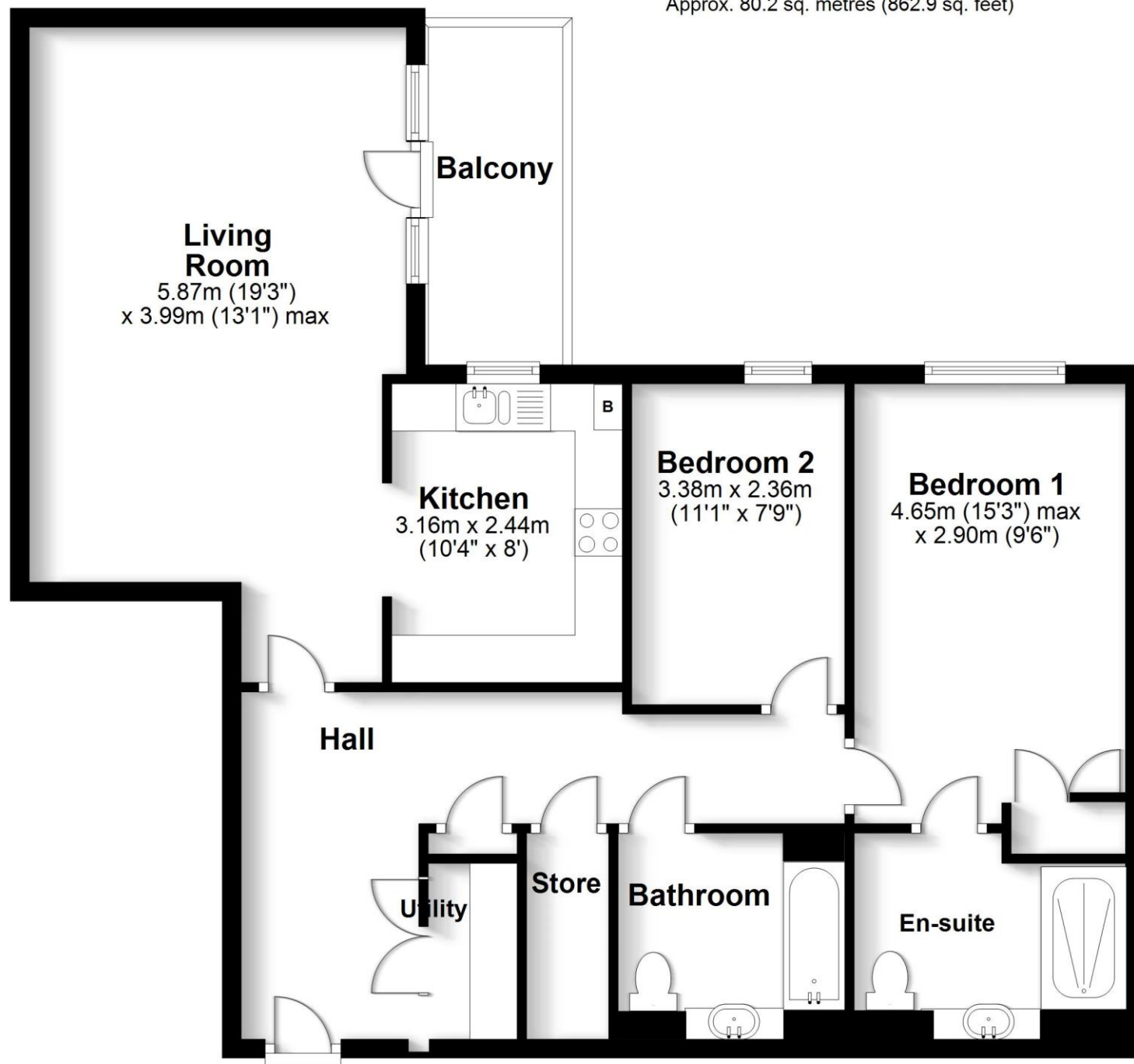
- Leasehold property for the over 55s only
- 125-year lease from 1 December 2018
- Service charge: £502.20 per month (from 1 April 2025)
- Upon resale: admin fee £660 and 3% of sale price contribution to sinking fund

Directions

<https://what3words.com/melon.date.extent>

First Floor Apartment

Approx. 80.2 sq. metres (862.9 sq. feet)



Total area: approx. 80.2 sq. metres (862.9 sq. feet)

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