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Priory Avenue, Southampton, SO17  
£465,000





- Elegant four-bedroom Victorian semi-detached home
- Beautifully maintained and enhanced by the current owners
- Spacious lounge and family room both with feature open fireplaces
  - Modern kitchen/diner extending across the rear of the home
- Four piece family bathroom alongside ground and first floor cloakrooms
  - Garden/utility room flooded with natural light
    - Sunny enclosed rear garden
    - Off-road driveway parking
- Ideally situated by the River Itchen and convenient transport links



Introducing this beautifully maintained four-bedroom semi-detached home, perfectly blending timeless Victorian charm with thoughtful modern upgrades. Located in a sought-after area of Southampton, this spacious and stylish property offers high ceilings, generously proportioned rooms, and stunning original features throughout—including five striking feature fireplaces, picture rails, deep skirting boards, and ornate corning.

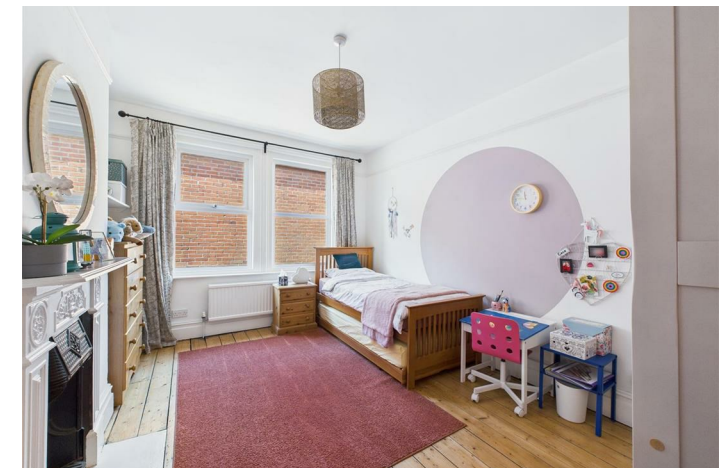
Step through the inviting entrance porch with its elegant tiled flooring into a welcoming hallway, enhanced by exposed original floorboards. The ground floor features a comfortable lounge and a cozy family room, both with open fireplaces, ideal for unwinding or entertaining. The spacious and fully-fitted kitchen/diner is the heart of the home, complete with modern appliances and glass sliding doors that open onto the rear patio and garden—perfect for alfresco dining.

To the rear, the versatile garden room/large utility adds flexibility for family life or working from home, with French doors leading to the garden. A convenient downstairs cloakroom adds further practicality.

Upstairs, four bright and well-sized bedrooms provide ample space for a growing family, with a contemporary family bathroom and an additional separate WC for added convenience.

The sunny, enclosed rear garden is a true retreat—quiet and private, with two patio areas, a lawn, and established border planting. Ideal for both relaxation and entertaining, it also features an outdoor tap, electrical sockets, and a shed with mains power.

Additional benefits include off-road parking for two cars and a prime location just a short walk from the river, offering scenic waterside walks and excellent access to Southampton's vibrant city centre, transport links, and local amenities.

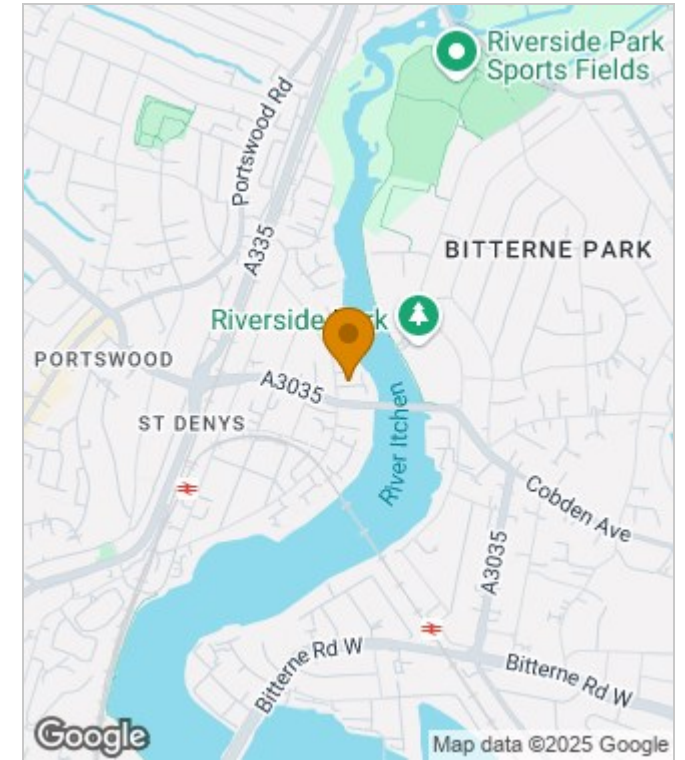




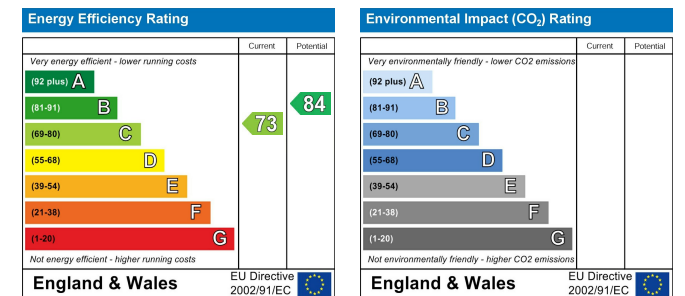
## Floor Plans



## Area Map



## Energy Performance Graph



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