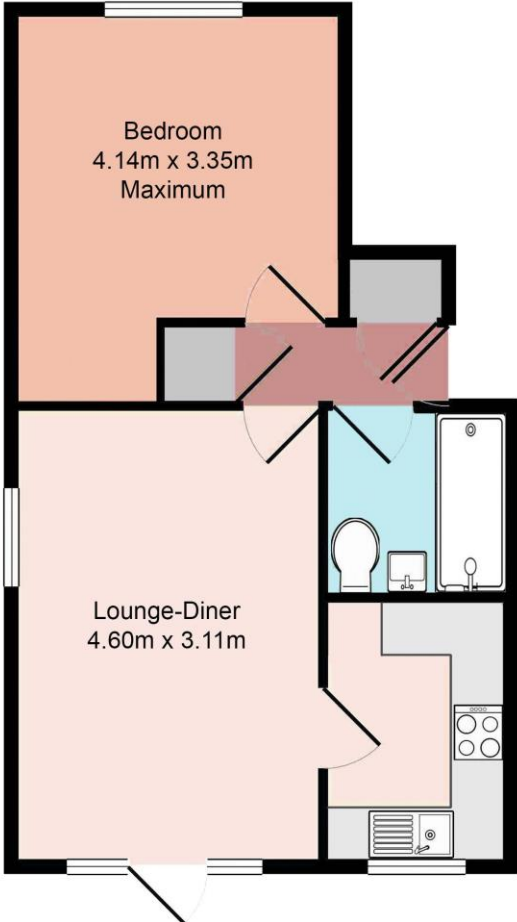




73, Brunel Road, Southampton, SO15 0LR
£129,950

brantons



Accommodation
Lounge-Diner 15' 1" x 10' 2" (4.60m x 3.11m)
Kitchen 8' 7" x 6' 1" (2.62m x 1.86m)
Bedroom 13' 7" x 11' 0" (4.14m x 3.35m) Maximum
Shower Room 6' 0" x 6' 0" (1.83m x 1.82m)

Property
Situated in the popular residential area of Redbridge, Brantons Independent Estate Agents are pleased to offer for sale this modern ground floor flat. The accommodation comprises of a double bedroom, lounge-diner, kitchen and shower room.
Additional features of the property include a door leading directly into the communal garden, double glazing and allocated car parking. The location on offer provides excellent access to transport links including a mainline train station and easy access to the motorway. In our opinion this property would make an ideal first purchase or rental investment. Potentially no forward chain can be offered and an early internal inspection is highly advised.

Features
<ul style="list-style-type: none">Modern Ground Floor FlatDouble Bedroom With Fitted WardrobeSpacious Lounge-Diner with External DoorModern KitchenContemporary Shower RoomAllocated Car ParkingCommunal GardenLease Approx 87 Years RemainingGround Rent & Service Charge £2065 per annumIdeal First Purchase or Rental Investment

Information
Local Authority: Southampton City Council
Council Tax Band: A
Tenure Type: Freehold
School Catchments <div>Infant: Redbridge</div> <div>Junior: Tanners Brook</div> <div>Senior: Redbridge</div>

Distances
Motorway: 0.2 miles
Southampton Airport: 7.6 miles
Southampton City Centre: 3.6 miles
New Forest Park Boundary: 2.3 miles
Train Stations <div>Redbridge: 0.1 miles</div> <div>Totton: 0.9 miles</div>

Directions
From our office, head South on Salisbury Road/A36. At the roundabout take the second exit onto Commercial Road A/36. Take the ramp onto Redbridge Flyover/A35. Take the M271 ramp to M27/London etc. At the roundabout, take the first exit onto Gover Road. Turn left into Westover Road and continue on. Turn left into Old Redbridge Road and continue under the bridge. Take the fourth right after the bridge into Brunel Road.

Energy Performance
<div>Energy performance certificate (EPC) - Find an energy certificate - GOV.UK</div> <div><div><div><div>Totton SOUTHAMPTON</div><div>Energy rating</div></div><div><div>Valid until</div><div>Certificate number</div></div></div><div>Property type</div><div>Total floor area</div><div>Rules on letting this property</div><div>Properties can be rented if they have an energy rating from A to E.</div><div>If the property is not a Private Rented Property (PRP), it can be let, unless an exemption has been registered. You can read guidance for landlords on the required minimum energy efficiency standards (EPC ratings).</div><div>Energy efficiency rating for this property</div><div>See how to improve this property's energy performance.</div><div>https://find-energy-certificate.digital.communities.gov.uk/energy-certificate</div></div>

