



SCAN ME



63 Botley Road, Park Gate, Southampton, Hampshire,  
SO31 1AZ.

For more information

**01489 570019**  
[www.sbk4homes.com](http://www.sbk4homes.com)

## 2 Bedrooms, 1 Bathroom

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- End Terrace Character Cottage
- Modernised Throughout
- Two Good Size Bedrooms
- Fitted Kitchen With Appliances
- Modern Fitted Bathroom
- Enclosed Rear Garden With Side Access
- Close To M27 & Swanwick Train Station
- UPVC Double Glazing
- Available Beg of November
- Long Term Let



**£1,200 PCM**

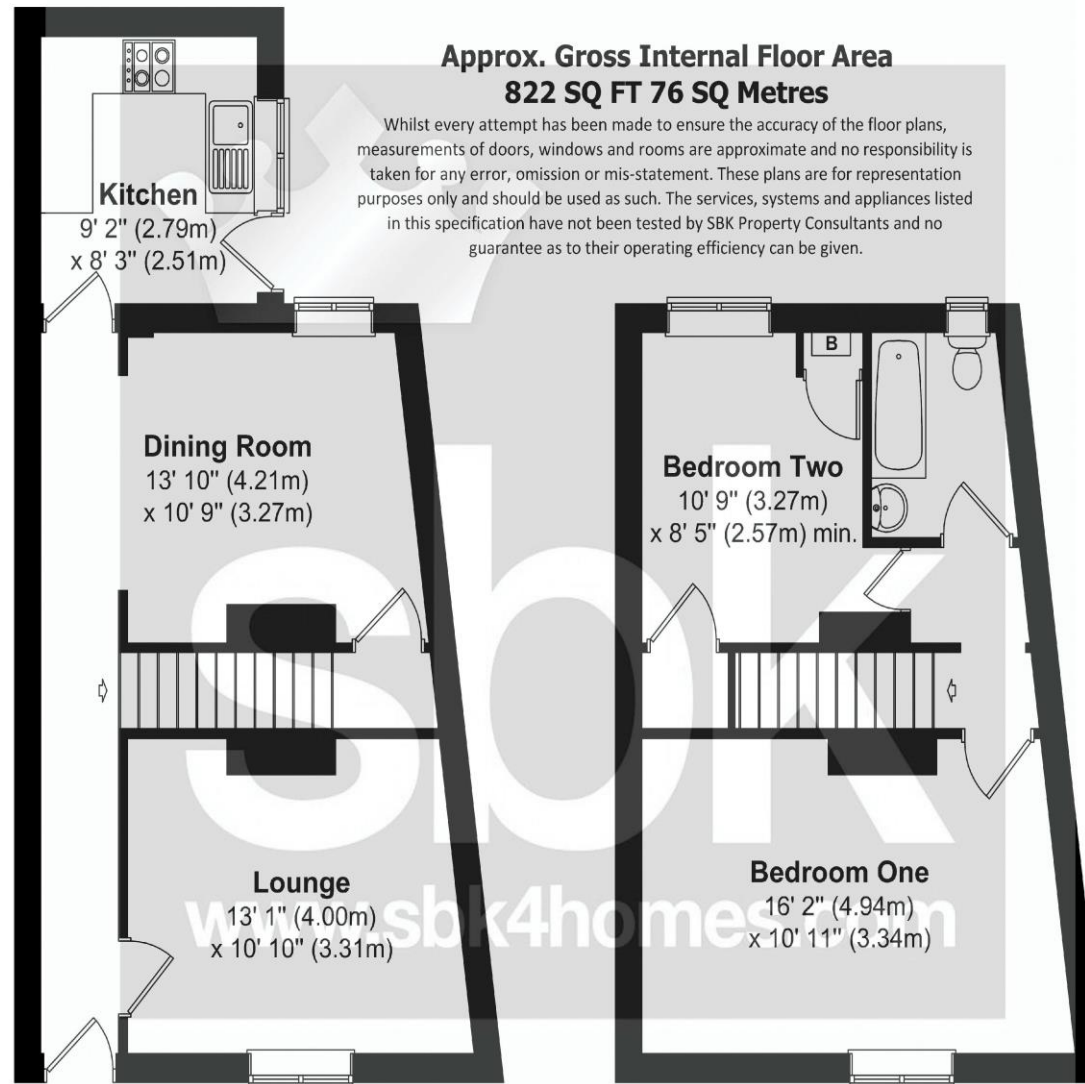


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# 2 Bedrooms, 1 Bathroom



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Council Tax: Band - C  
Payable £1,834.14  
April 2024 - March 2025  
Fareham Borough Council.

EPC: Band - D

Availability Date:  
The property is available  
from the beginning of  
November.

Pets:  
No

Parking:  
No

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SBK are pleased to offer this stunning, two bedroom character cottage which internally, has been maintained and improved by the owner to a very high standard. The property features many benefits from a re-fitted kitchen which includes a range of integrated appliances and a re-fitted bathroom which features high quality Travertine stone tiling. The rest of the property is well decorated and looked after. To compliment the already extensive list of improvements, the property also benefits from a replacement boiler. Additional benefits include UPVC Double Glazing, fitted storage cupboards and externally, side access to your own enclosed private rear garden. Ideally situated along the Botley Road, this property is a stones throw away from Swanwick Train Station and also offers easy access to Whiteley Business Park and junction 9 on the M27. The property is available to rent from the beginning of November and is offered on a long term basis. To avoid disappointment on missing out on this special property please contact SBK Lettings Department.



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