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Kimber House, High Street, SO14

Guide Price £200,000

Situated in the heart of Southampton's historic Old Town, Kimber House enjoys a particularly distinctive position, with views down towards the English Heritage Merchant's House – one of the property's standout features. Combining this unique historic outlook with the convenience of contemporary city-centre living, the apartment occupies an enviable position on Southampton High Street.

This modern apartment also benefits from a desirable south-west facing balcony, providing an attractive private outdoor space and an excellent aspect for enjoying the afternoon and evening sunshine.

The accommodation includes a well-proportioned reception room with ample space for both living and dining furniture, together with a fitted kitchen offering a range of units, work surfaces and practical storage.

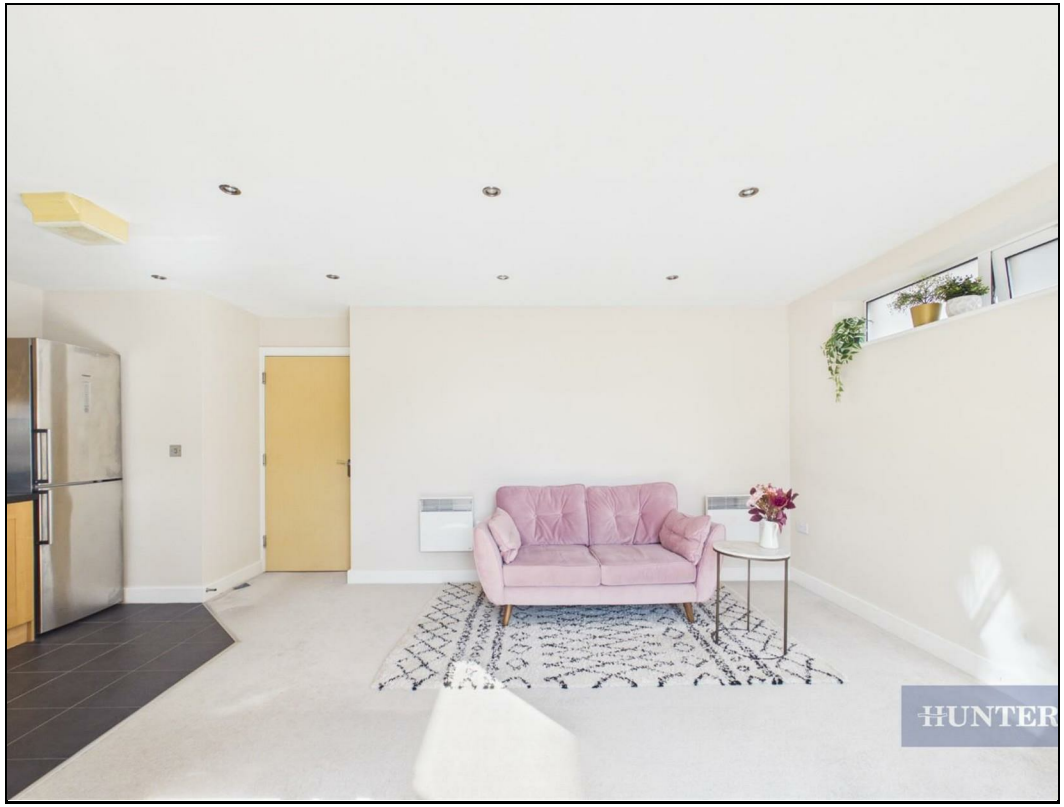
There are two well-proportioned bedrooms, with the principal bedroom benefiting from its own en-suite bathroom. A separate main bathroom serves the second bedroom and guests, providing the convenience of two bathrooms in total.

For investors, the apartment offers the potential for an indicative gross rental yield of approximately 9%, subject to the achieved rental income and purchase price. Equally, it would make an excellent home for an owner-occupier seeking a fantastic City Centre location, or an attractive pied-à-terre combining modern convenience with the character and history of Southampton's Old Town.

Tenure Type; Leasehold;
Lease: 105 years remaining approx.
Service charge: £2,704.92 per annum approx.
Ground rent: £250 per annum.

KEY FEATURES

- Two-bedroom city-centre apartment
- Principal bedroom with en-suite bathroom
- Separate main bathroom
- Open plan living and dining area
- Fully fitted kitchen
- Parking space within a gated car park
- South-west facing private balcony
- Prime Southampton Old Town location
- Ideal home, investment or pied-à-terre
- Potential gross rental yield of approximately 9%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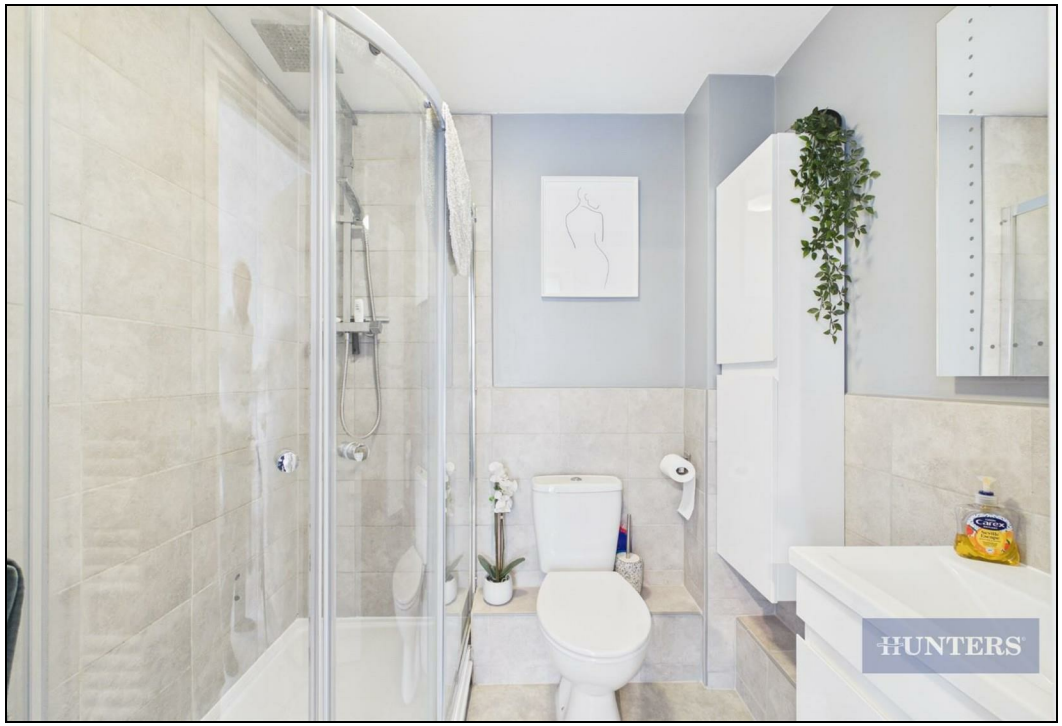
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Approximate total area(1)

60.3 m²
649 ft²

Balconies and terraces

3.6 m²
39 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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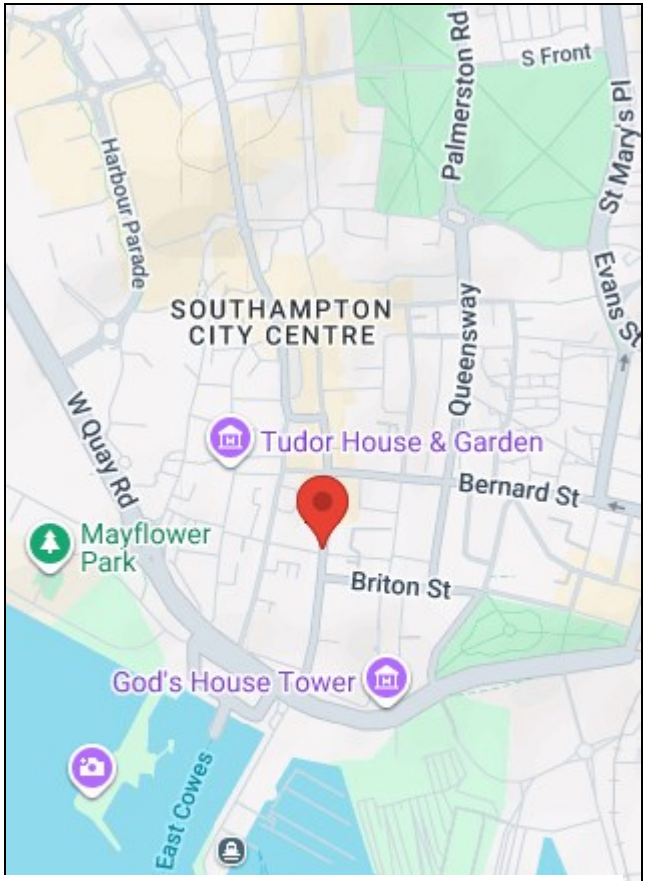

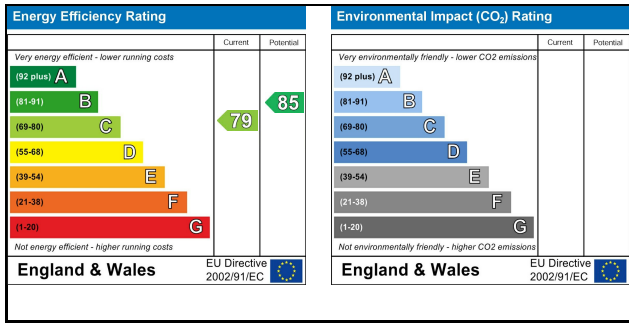

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