



Carnation Road, Southampton SO16 3JY

welcome to

Carnation Road, Southampton

Fox and Sons Southampton have pleasure in offering for sale this three bedroom semi-detached property in the ever popular area of Bassett in Southampton. Located within a short distance of Southampton University, the M27, local schools & shops and major bus routes,





Entrance

Hallway

Lounge/Diner

14' 2" x 11' 9" (4.32m x 3.58m)

Kitchen

10' 6" x 7' 9" (3.20m x 2.36m)

Shower Room

Landing

Bedroom One

10' 5" x 12' 2" (3.17m x 3.71m)

Bedroom Two

11' 6" x 7' 2" (3.51m x 2.18m)

Bedroom Three

9' 4" x 7' 4" (2.84m x 2.24m)

Log Cabin/ Home Office

13' 5" x 9' 5" (4.09m x 2.87m)

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Carnation Road, Southampton

- Semi Detached
- Fitted Kitchen
- Double Glazed
- Gas Central Heating
- Log Cabin / Home Office

Tenure: Freehold EPC Rating: C
Council Tax Band: B

offers in excess of

£250,000



Please note the marker reflects the
postcode not the actual property

view this property online fox-and-sons.co.uk/Property/SOU117295



Property Ref:
SOU117295 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.


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