



Connells

Chantry House Albert Road North
Southampton



Property Description

A well-presented modern one-bedroom apartment located on the popular Albert Road North, offering stylish and energy-efficient living (EPC B) ideal for first-time buyers, professional couples or investors. The property benefits from a spacious open-plan living, kitchen and dining area with access to a private balcony, creating a bright and versatile living space. The accommodation further comprises a generous double bedroom, a contemporary family bathroom and a welcoming entrance hallway. Additional features include secure entry, well-maintained communal areas and dedicated parking. Situated in a convenient location close to a range of local amenities, reputable schools, parks and excellent transport links including the M27, this property combines comfort, practicality and connectivity. Viewing is highly recommended.



Entrance Hallway

Welcoming entrance with access to all principal rooms and storage potential.

Open-Plan Kitchen/Dining

Bright and spacious living space with modern fitted kitchen and ample room for dining and seating, with access to balcony.

Balcony

Private outdoor space ideal for relaxing or entertaining.

Bedroom

Generous double bedroom with space for wardrobes and furnishings

Bathroom

Modern family bathroom fitted with contemporary suite including bath, shower, WC and wash basin.







Total floor area: 48.2 sq.m. (518 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

To view this property please contact Connells on

T 02380 789 351
E shirley@connells.co.uk

409 Shirley Road Shirley
SOUTHAMPTON SO15 3JD

EPC Rating: B Council Tax
Band: B

Service Charge: 174.00 Ground Rent:
1698.46

Tenure: Leasehold

view this property online [connells.co.uk/Property/SSR312985](https://www.connells.co.uk/Property/SSR312985)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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