Connells

Watts Close
Southampton

Watts Close
Southampton SO16 9WA

for sale offers over
£160,000

Property Description

Situated in the sought-after residential location of Watts Close, Southampton, this well-presented two-bedroom apartment offers comfortable and convenient living, making it an excellent choice for first-time buyers, investors or those looking to downsize. The accommodation comprises a spacious lounge/diner filled with natural light, a fitted kitchen, two well-proportioned bedrooms and a modern three-piece bathroom suite. The property further benefits from allocated parking and access to attractive communal gardens. Conveniently positioned close to local shops, amenities and transport links, the apartment provides easy access to Southampton city centre and surrounding areas. Offered to the market with no forward chain, an early viewing is highly recommended.

Entrance Hall

Lounge
14' x 11' 10" (4.27m x 3.61m)

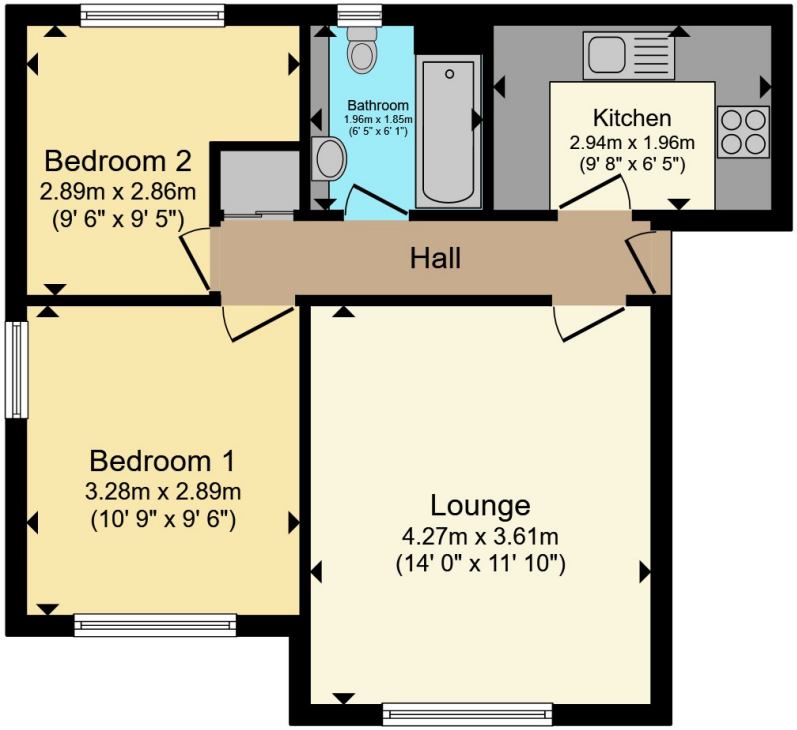
Kitchen
9' 8" x 6' 5" (2.95m x 1.96m)

Bedroom One
10' 9" x 9' 6" (3.28m x 2.90m)

Bedroom Two
9' 6" x 9' 5" (2.90m x 2.87m)

Bathroom

SAMSUNG



Total floor area 47.0 m² (506 sq.ft.) approx

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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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

Connells

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: C

Council Tax Band: B

Service Charge: Ask Agent

Ground Rent: 50.00

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR313018

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jul 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk| www.rightmove.co.uk | www.zoopla.co.uk