





77 Charlton Road
Shirley
Southampton
Hampshire
SO15 5EU

5 bedrooms
Freehold

An extended semi-detached family home located on a quiet residential street close to local amenities in the popular Shirley district.



ESTABLISHED 1900



DESCRIPTION:

The accommodation is laid out over three floors and comprises entrance hall, sitting room, family room, dining room and fitted kitchen. There are three bedrooms on the first floor as well as the family bathroom and two additional bedrooms and a shower room on the second floor. Externally, there is a well proportioned, private rear garden with a detached timber workshop. The property also benefits from double glazing and gas central heating.

LOCATION:

The property is situated on a quiet residential street in the popular Shirley district, which continues to be one of the most favoured locations within the Southampton area. Schools are well catered for locally and Southampton Common is nearby. Day to day shopping facilities are available on Shirley High Street and St James Road whilst more comprehensive shopping can be found in the city centre

ENTRANCE HALL:

Textured ceiling. Picture rail. Radiator. Stairs to first floor. Under stairs storage cupboard. Wood effect flooring. Fitted shoe rack.



SITTING ROOM:

Double glazed bay window to front aspect. Smooth ceiling. Picture rail. Three radiators. Period fireplace with working fire. Stripped wood flooring.

FAMILY ROOM:

Double glazed French doors opening onto rear garden. Smooth ceiling. Picture rail. Radiator.

DINING ROOM:

Double glazed window to side aspect. Smooth ceiling. Picture rail. Radiator. Stripped wood flooring. Door to:-

KITCHEN:

Double glazed window to side aspect. Window to rear aspect. Double glazed patio doors opening onto rear garden. Smooth ceiling. Single drainer one and a half bowl sink unit with mixer tap and cupboard under. A range of eye level and base mounted units with roll top work surface over. Built-in double oven with fitted five ring gas hob and extractor over. Radiator. Space and plumbing for washing machine and dishwasher. Space for fridge/freezer. Space for under counter fridge. Tiled flooring.

FIRST FLOOR LANDING:

Smooth ceiling. Picture rail. Radiator. Stairs to second floor. Doors to all rooms.

BEDROOM ONE:

Double glazed bay window to front aspect. Smooth ceiling. Picture rail. Three radiators. Laminate flooring. Fitted wardrobes.

BEDROOM TWO:

Double glazed window to side aspect. Smooth ceiling. Picture rail. Radiator.

BEDROOM THREE:

Double glazed window to rear aspect. Smooth ceiling. Picture rail. Radiator. Airing cupboard housing hot water tank.

BATHROOM:

Double glazed obscure glass window to side aspect. Smooth ceiling. Panel enclosed shower bath with mixer tap, rainfall shower head and separate shower attachment, vanity wash basin with mixer tap and cupboard under and low level flush w.c. Heated towel rail. Part tiled walls. Wood effect flooring.



“The property is offered for sale in good decorative order throughout and benefits from some period features including fireplaces and high ceilings”

SECOND FLOOR LANDING:

Double glazed Velux window to rear aspect. Loft access. Doors to all rooms.

BEDROOM FOUR:

Double glazed window to rear aspect. Smooth ceiling. Eaves access.

BEDROOM FIVE:

Double glazed Velux window to front aspect. Smooth ceiling. Eaves access.

SHOWER ROOM:

Double glazed Velux window to front aspect. Smooth ceiling. Tiled shower cubicle, wash basin and low level flush w.c. Built-in cupboards. Heated towel rail. Wood effect flooring.

OUTSIDE:

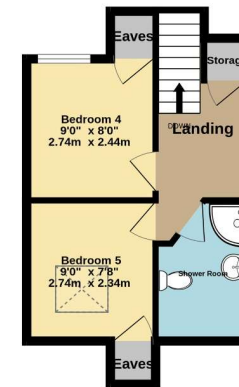
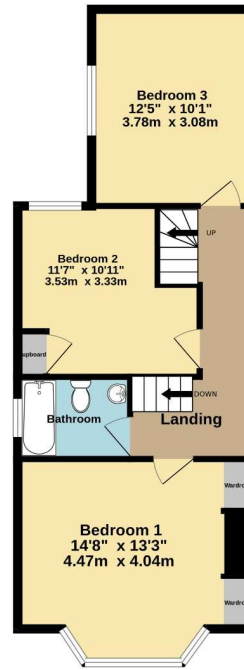
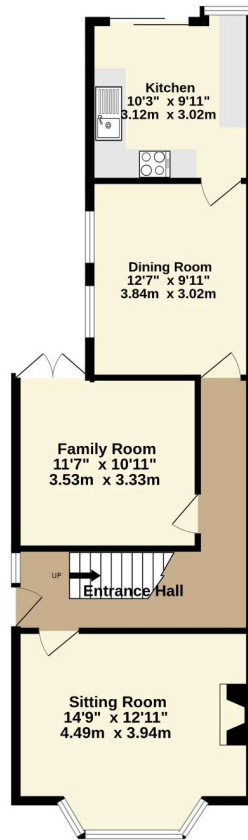
The front of the property is enclosed by a low brick wall with path to main entrance door and gated pedestrian access to the rear garden. The private rear garden is fully enclosed with paved patio seating area and established flower and shrub borders. The garden is principally laid to lawn with outside tap, garden shed and detached timber workshop with windows and doors to front aspect, power and light.

DIRECTIONS:

From Pearsons office in London Road proceed into Carlton Crescent, continue to the end of the road and turn left into Bedford Place then right into Wilton Avenue. Continue to the end of the road turning right at the traffic lights onto Hill Lane, continue through the next set of traffic lights then take the second turning on the left into Raymond Road. Continue to the mini-roundabout turning left into Malmesbury Road, take the second turning on the right into Charlton Road.







Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Services

Mains gas, water, electricity and drainage are connected. For mobile and broadband connectivity, please refer to Ofcom.org.uk. Please note that none of the services or appliances have been tested by Pearsons.

Council Tax

Southampton City Council

BAND: D

CHARGE: £2,381.48

YEAR: 2026/2027

Reference

S8926/SD/030626/D1

Viewings are by prior appointment with Pearsons Southampton – call 023 8023 3288.

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Country & Individual Homes

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