

KINGS
ESTATES

GUIDE PRICE
£180,000

Greenway court , Seacole Gardens, Southampton, SO16 6PN



Welcome to

Greenway court

MAIN DESCRIPTION

Kings Estates are pleased to offer for sale this well presented and generously proportioned second floor apartment, located within the sought after Greenway Court development in Seacole Gardens. The property offers a practical and comfortable layout throughout, with two bedrooms, two bathrooms, and a spacious open plan living arrangement that will appeal to owner occupiers and investors alike.

Access is provided via a communal entrance with lift service to the upper floors. Internally, the apartment opens into a welcoming entrance hall which benefits from three separate storage cupboards and a radiator, creating a practical first impression with excellent built in storage. The lounge diner is a bright and comfortable reception room, arranged on an open plan basis with the kitchen and enjoying direct access to the balcony via double glazed sliding doors. This room offers ample space for both seating and dining furniture, with television points and a radiator adding to its practicality for day to day living.

The kitchen is fitted with a range of wall and base units with work surfaces over, together with a stainless-steel sink and drainer, gas hob, fan oven, extractor hood, and space for appliances. The combination boiler is also located within the kitchen, making this a functional and well-planned cooking space.

Bedroom One is a generous double room with a double-glazed window to the front aspect, radiator, built in wardrobes, and television point. This room also benefits from its own ensuite shower room fitted with shower cubicle, wash hand basin, WC, and radiator.

Bedroom Two is another good-sized room with a double-glazed window to the front aspect and radiator, making it

ideal as a guest bedroom, home office, or additional sleeping accommodation.

The main bathroom is fitted with bath, wash hand basin, WC, radiator, and extractor fan.

Externally, the property enjoys the advantage of communal gardens together with secure gated underground parking for two vehicles, a particularly valuable feature for this style of apartment and location. Overall, this is a very well-balanced apartment offering space, convenience, and strong long term appeal within an established Southampton setting.

ACCOMMODATION

All measurements are approximate and for guidance only.

Entrance Hall

Welcoming entrance hall with three storage cupboards and radiator.

Lounge Diner

4.51m x 3.44m

14'10" x 11'3"

Open plan with kitchen radiator, television points, and double glazed sliding doors opening to front aspect leading onto the balcony.

Kitchen

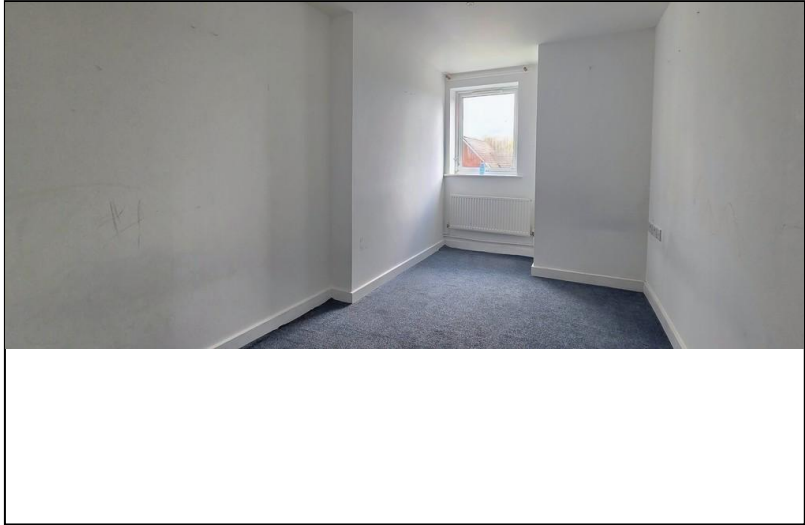
3.41m x 2.08m

11'2" x 6'10"

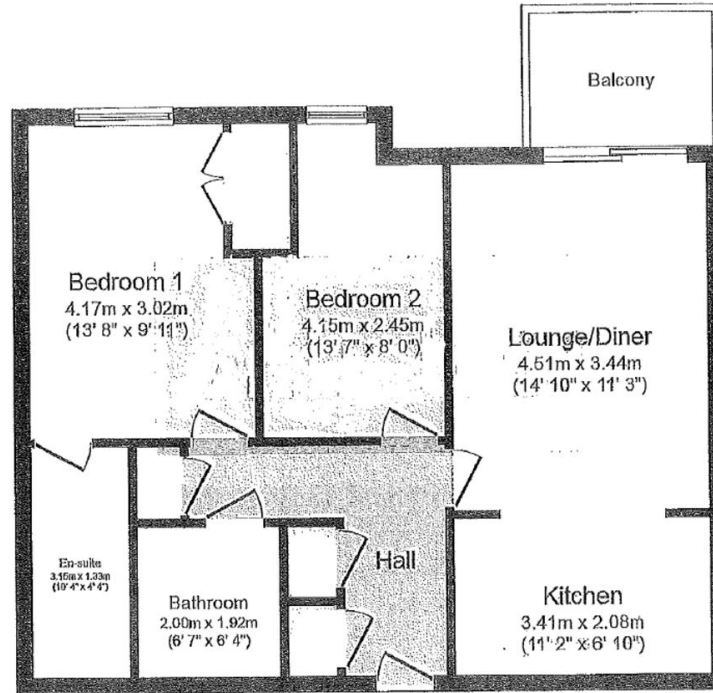
Open plan with lounge fitted with wall and base units, work surfaces, stainless steel sink and drainer, gas hob, fan oven, combination boiler, and space for appliances.



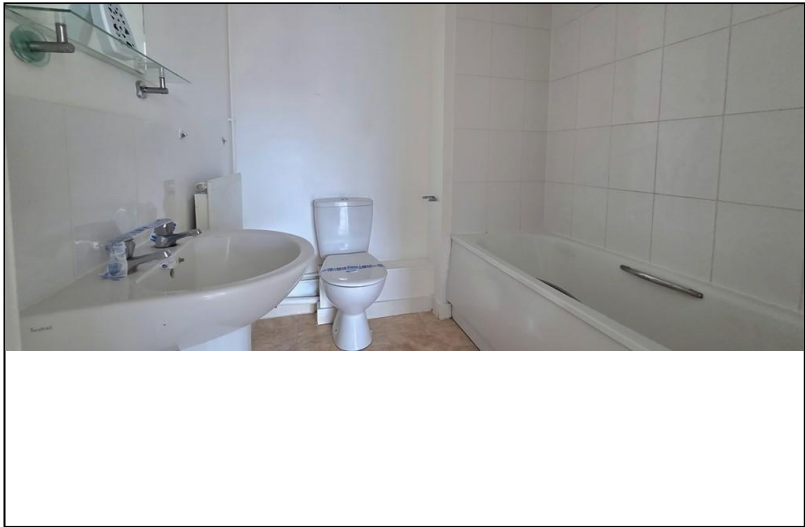
EPC Rating: 83B
Council Tax Band: C



Floorplan



Floor Plan



Property Features

- SECOND FLOOR TWO BEDROOM APARTMENT
- SPACIOUS LOUNGE WITH BALCONY
- ENSUITE TO BEDROOM ONE
- GAS CENTRAL HEATING
- FITTED KITCHEN WITH GAS HOB AND FAN OVEN
- LIFT ACCESS
- SECURE UNDERGROUND PARKING FOR TWO VEHICLES
- COMMUNAL GARDENS
- APPROXIMATELY 105 YEARS REMAINING ON THE LEASE
- NO FORWARD CHAIN

Kings Estates

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	83 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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