



Connells

Mayflower Court Oakley Road
Southampton



Property Description

Connells are glad to bring to market this one bedroom first floor apartment with NO CHAIN in Regents Park, in the highly sought after retirement development of Mayflower Court for those aged 55 and Over!

The flat itself is warm and homely with a comfortable and well-maintained living space. The lounge has ample dining space, while the kitchen features an integrated oven, neutral cabinetry and space for freestanding appliances. The bedroom has built-in storage, and the hallway provides an additional built-in cupboard - perfect for shoes and coats. The shower room is a three-piece complete with wall-mounted support bars for added safety and ease of use, a hand-wash basin with storage, shower and toilet. Red emergency pull cords are fitted in every room, providing peace of mind for residents. The property also benefits from electric heating, double glazing, communal parking, and access to a range of shared facilities including a residents' lounge, kitchen, laundry room and lift.

Ideally situated just moments from Shirley High Street, the property enjoys easy access to a wide range of local amenities including supermarkets, shops, cafés, restaurants, healthcare services, and leisure facilities. With excellent transport connections, proximity to the city centre and West Quay, and easy access to motorway links and mainline railway stations, this property offers both comfort and convenience in a peaceful retirement setting.

Hallway

Has 2x Built-In Storage Cupboards

Living Room

17' 6" x 15' 4" (5.33m x 4.67m)

Ample Dining Space

Kitchen

7' 4" x 7' (2.24m x 2.13m)

Integrated Oven, Freestanding Appliance Space & Neutral Cabinetry

Bedroom

15' 8" x 8' 5" (4.78m x 2.57m)

Has Build-In Wardrobe

Bathroom

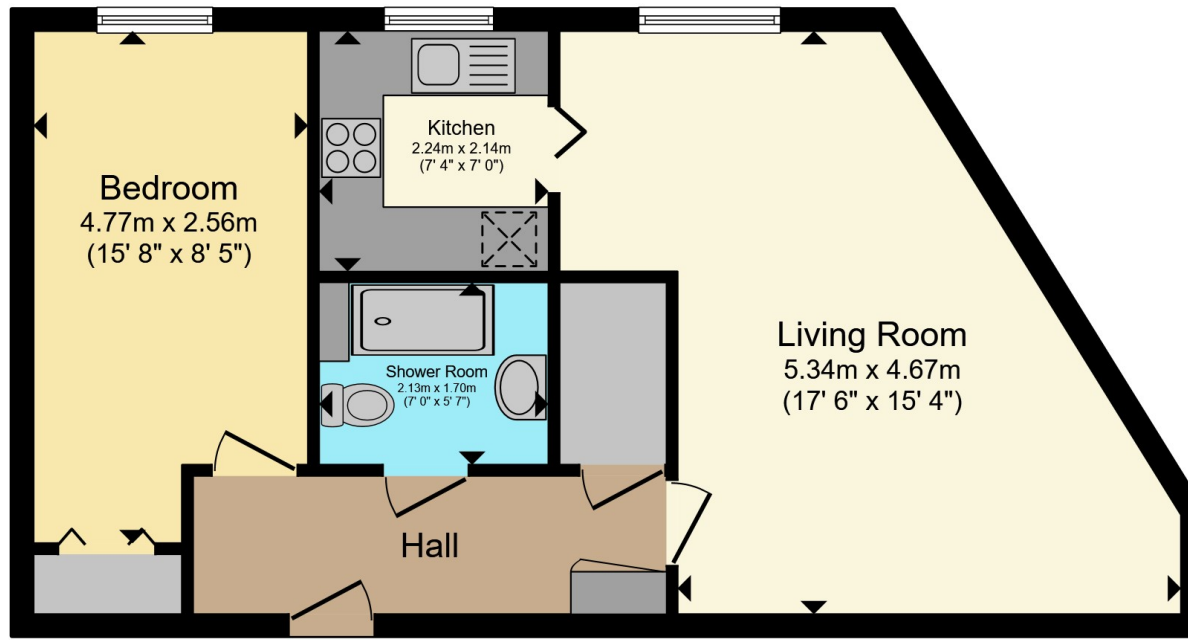
7' x 5' 7" (2.13m x 1.70m)

Three-Piece with Shower, Toilet, Hand-Wash Basin with Storage & Wall-Mounted Support Bars









Total floor area 51.8 m² (557 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



To view this property please contact Connells on

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409 Shirley Road Shirley
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EPC Rating: C Council Tax
 Band: B

Service Charge:
 2800.00

Ground Rent:
 365.00

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR312517

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Mar 2003. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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 Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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