



Atlantic Park View, West End, Southampton SO18 3RR

fox & sons

welcome to

Atlantic Park View, West End Southampton

* MID-TERRACE HOUSE * TWO BEDROOMS * MODERN KITCHEN * NO CHAIN * ALLOCATED PARKING SPACE * FRONT & REAR GARDENS * CLOSE TO LOCAL AMENITIES * GREAT FAMILY HOME *

Front Garden

Private front garden with pathway to access.

Entrance Porch

Outside cupboard, access to main property.

Entrance Hall

Wooden flooring, access to all rooms, gas radiator, two storage cupboards.

Lounge

14' 7" x 11' 9" (4.45m x 3.58m)

Laminate flooring, gas radiator, TV point, double glazed doors leading to the patio, access to the first floor.

Kitchen

10' 4" x 7' 11" (3.15m x 2.41m)

Wall and base cupboard units, electric oven, hob, overhead extractor, integrated slimline dishwasher, integrated fridge/freezer, under counter plumbing for white goods, sink and drainer, breakfast bar, double glazed window to the front aspect.

Landing

Access to all rooms, loft hatch, storage cupboard, carpeted.

Bedroom One

14' 7" x 10' 2" (4.45m x 3.10m)

Carpeted, two double glazed windows to the rear aspect, gas radiator.

Bedroom Two

9' 9" x 6' 9" (2.97m x 2.06m)

Double glazed window to the front aspect, gas radiator, built in wardrobes, carpeted.

Bathroom

Bath tub, overhead shower, wash hand basin, low level w/c, partially tiled walls, tiled flooring, heated towel rail, extractor, double glazed window to the front aspect.

Rear Garden

Enclosed rear garden with patio area and step up to lawn.





Nestled in a sought-after residential area, this delightful two-bedroom mid-terrace home offers an ideal opportunity for first-time buyers or small families. Perfectly positioned within easy reach of local amenities, reputable schools, and convenient transport links, a viewing is highly recommended!

Step inside to discover a modern, well-equipped kitchen, complete with ample storage solutions and a stylish breakfast bar. To the rear, a spacious lounge offers a bright and inviting living area, enhanced by patio doors that open directly onto the rear garden.

Upstairs, the home continues to impress with two well-appointed bedrooms along with a contemporary family bathroom.

Outside, the property features both front and rear gardens and one allocated parking space.

Agents Note: Please be aware that the information we have about this property is limited. If there is any point which is of particular importance to you, please contact the branch and we will endeavour to check for you, especially if you are contemplating travelling some distance to view the property.



view this property online fox-and-sons.co.uk/Property/BIT112964



welcome to

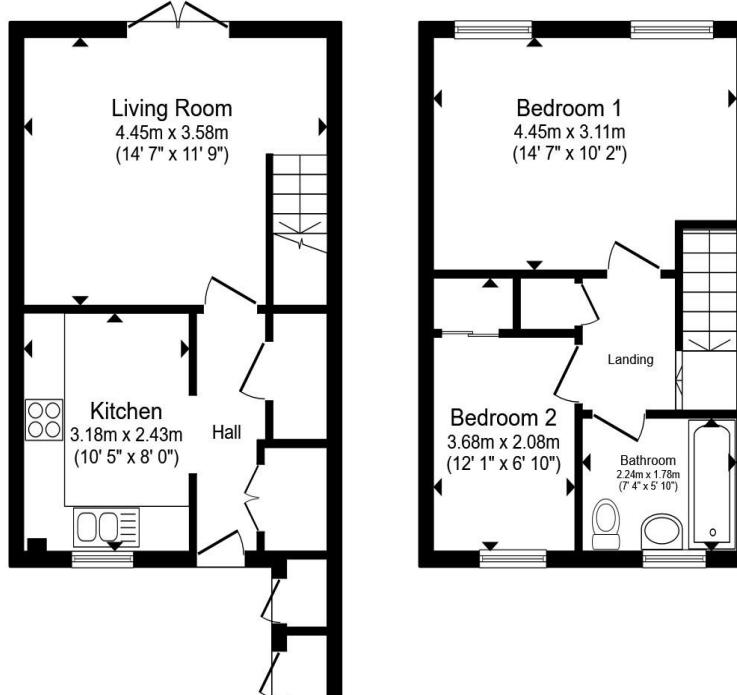
Atlantic Park View, West End Southampton

- Mid-Terrace House
- Two Bedrooms
- Modern Kitchen
- No Onward Chain
- Front & Rear Gardens

Tenure: Freehold EPC Rating: Awaited

Council Tax Band: B

£270,000



Ground Floor

First Floor

Total floor area 62.3 m² (670 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



view this property online fox-and-sons.co.uk/Property/BIT112964



Property Ref:
BIT112964 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Fox & Sons is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



023 8044 6724



Bitterne@fox-and-sons.co.uk



390c Bitterne Road, Bitterne, SOUTHAMPTON,
Hampshire, SO18 5RS



fox-and-sons.co.uk