



0
Bedroom

1
Bathroom



**Ground Floor Studio Apartment - Cobden Avenue, Southampton SO18
Available Now - Utility Bills Included**

This charming ground floor studio apartment, set within an attractive Victorian conversion, is now available to rent. The property features a bright open-plan living/sleeping space, a modern shower room, and access to a communal laundry area.

Rent includes all utility bills, making this an affordable and convenient choice. The apartment is offered unfurnished and is accessed via a well-maintained communal entrance.

Prime Location & Local Amenities

Located in the popular Bitterne Park area, the property is close to a variety of local shops, cafés, and takeaways. Riverside Park, with its green open spaces and walking routes along the River Itchen, is just a short stroll away. Excellent public transport links provide easy access to Southampton City Centre, Bitterne Village, and surrounding areas,

while nearby bus routes connect to Southampton Central railway station.

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Key Features:

- Ground floor studio in a Victorian conversion
- Open-plan living space
- Modern shower room
- Communal laundry facilities
- Rent includes all utility bills (Pay for Electric Only)
- Unfurnished


Tenancy Information:

- **Security Deposit:** £801.00
- **Holding Deposit:** £160.00
- **Council Tax Band:** A

For details on broadband and mobile coverage, please refer to the **Ofcom Checker** online.

Contact us today to arrange a viewing!



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	70	70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		EU Directive 2002/91/EC 

Address: Cobden Avenue, Southampton, SO18

