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HUNTERS

# Duncan Court, Anson Drive, SO19

## PCM £875 PCM



This is a recently modernised one bedroom furnished flat in Sholing with parking space.

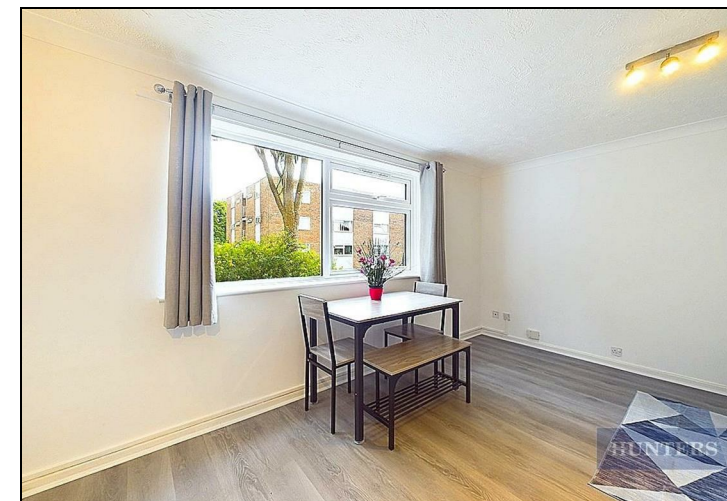
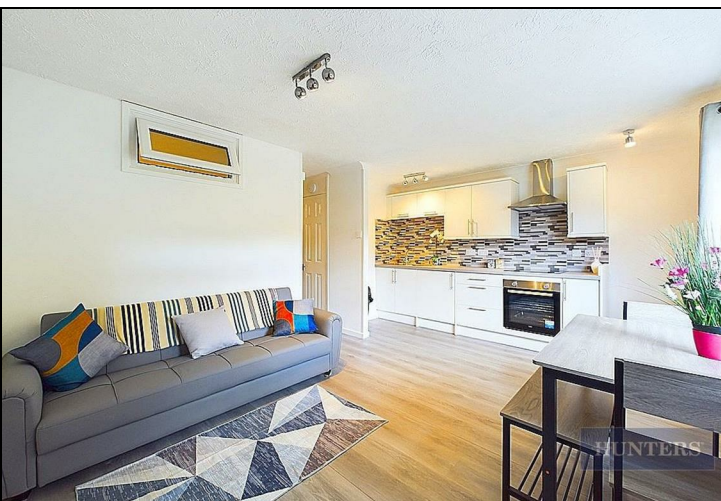
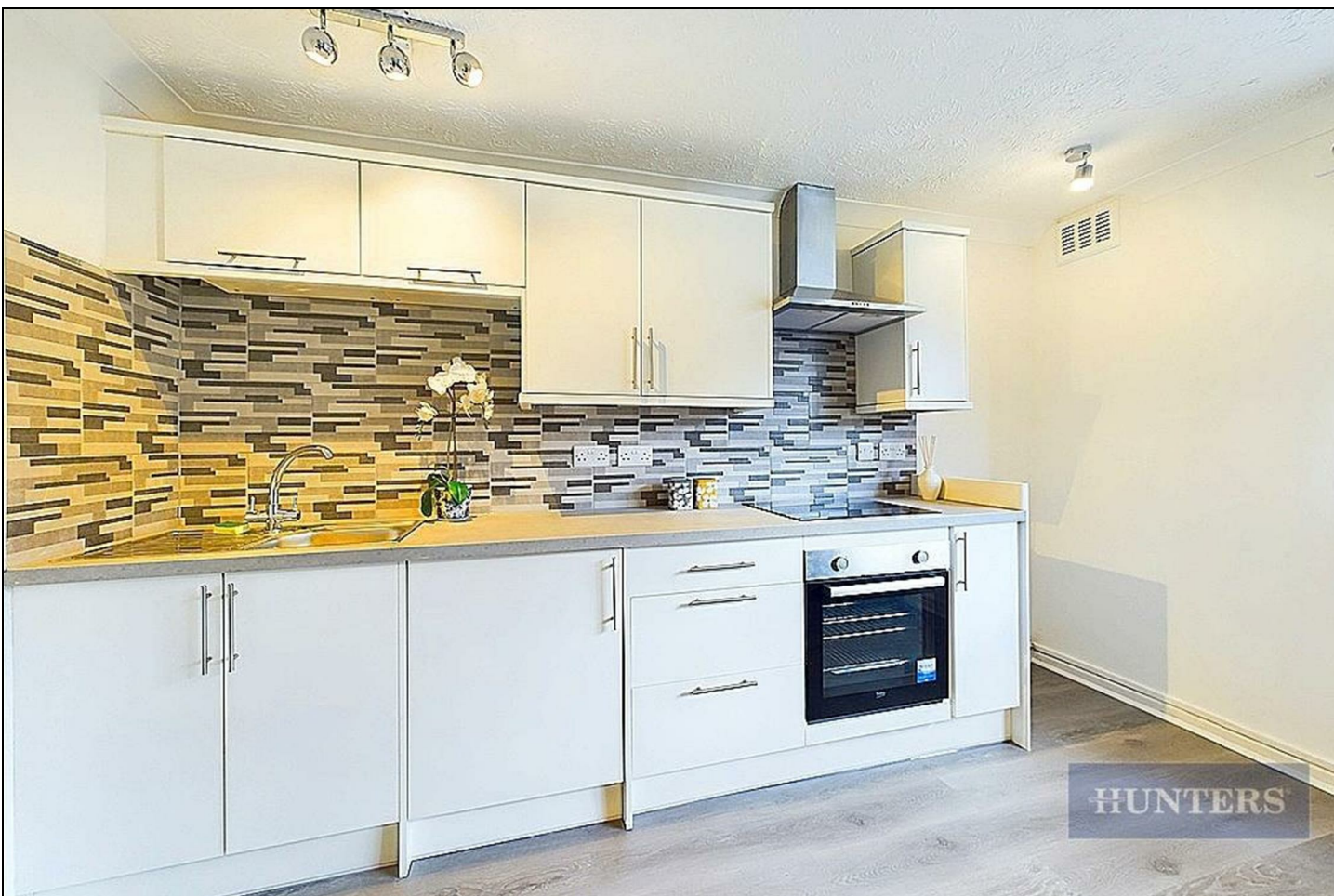
This bright and airy apartment is located on the ground floor and consists of a hallway, storage cupboard, bathroom with electric shower over the bath, open plan newly fitted kitchen /lounge, separate carpeted bedroom with wardrobe, bed and side units. The property benefits further from new double glazing, painted throughout, easy to clean plank flooring and electric heating.

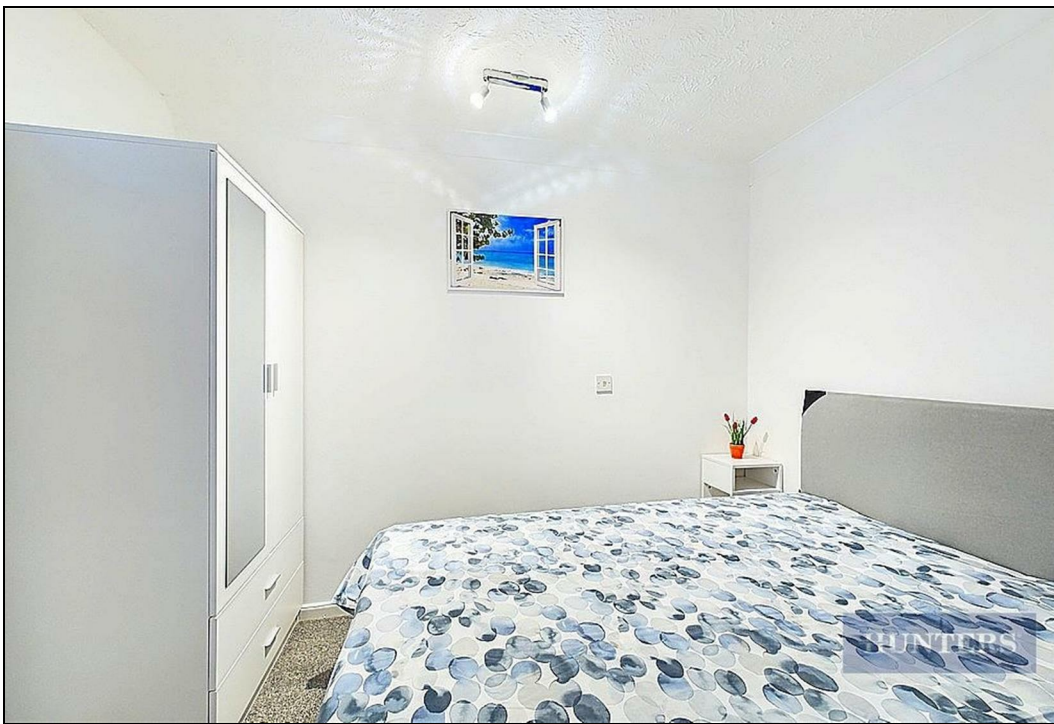
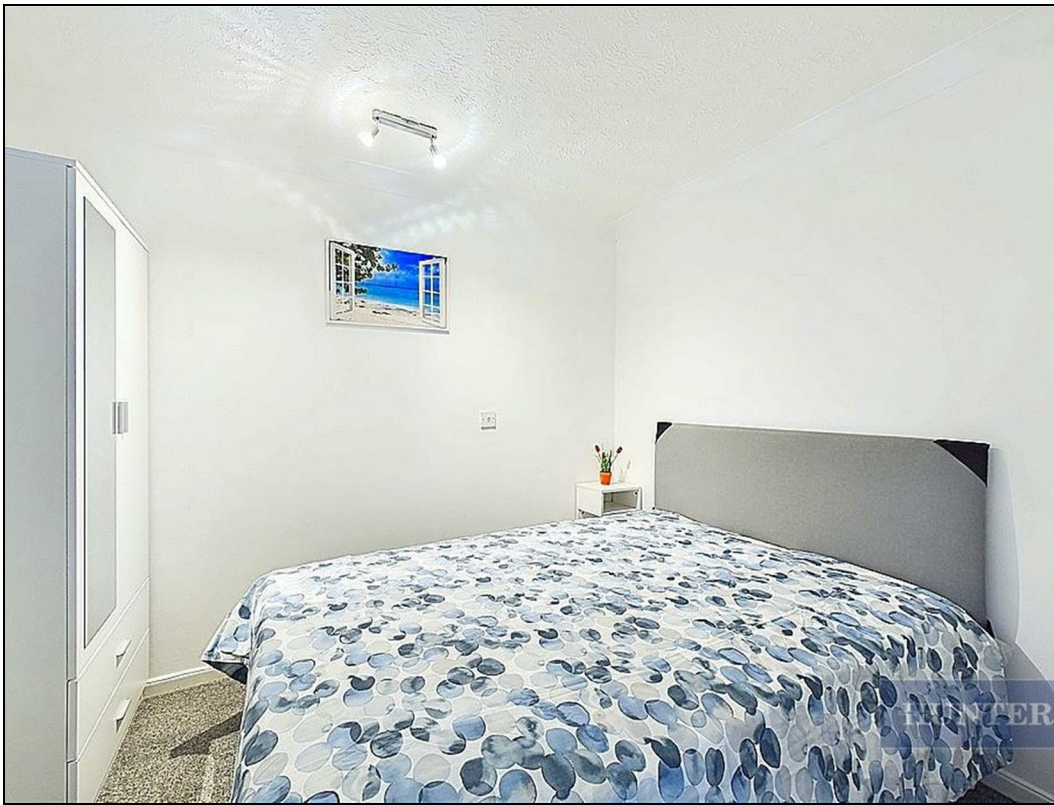
The location of this property is ideally situated with convenient access to Southampton City Centre and also benefits with extensive local amenities and shops nearby. This property is also a short drive away from the motorway, meaning commuting to work or travelling elsewhere is accessible.

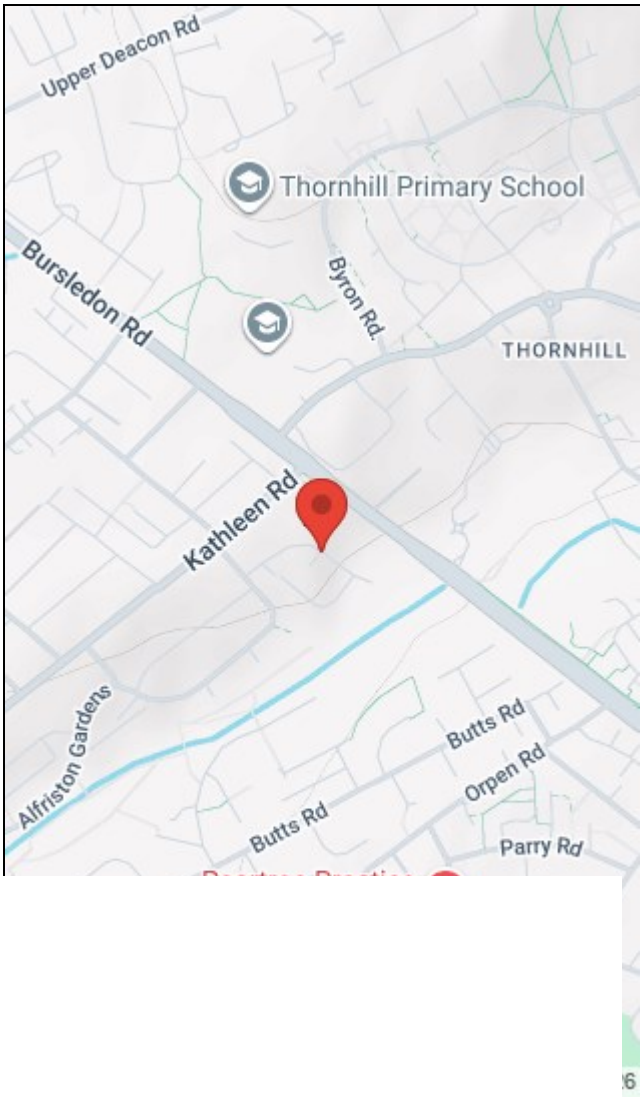
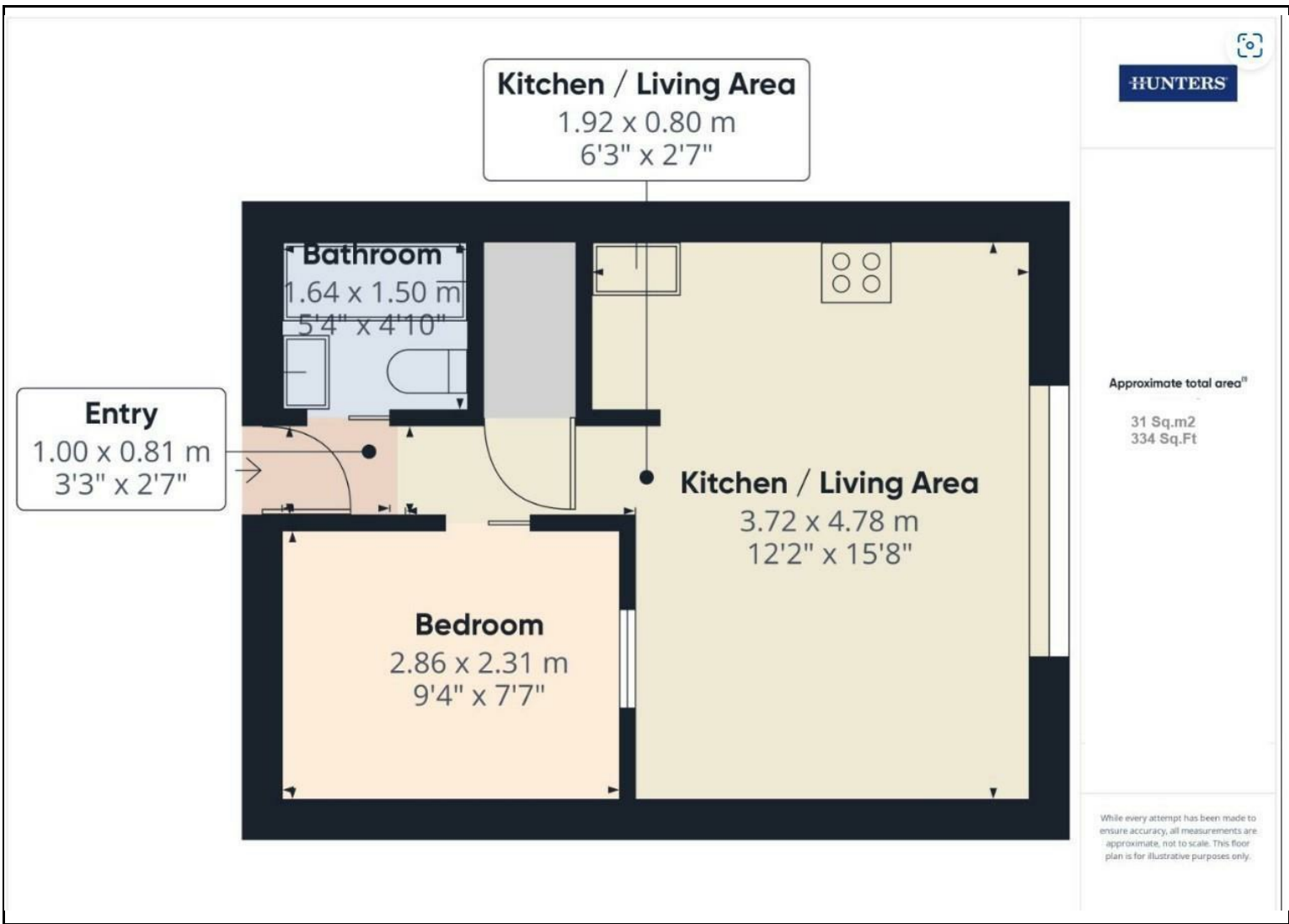
Council Tax Band 'A'

## KEY FEATURES

- Available Now
- One Bedroom Flat
- Modern open plan kitchen with appliances
  - Furnished
- Modernised to High Specs
- Spacious Living Area
  - Parking Space
- Council Tax Band 'A'







Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	<b>80</b>
(39-54) <b>E</b>	<b>57</b>
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not energy efficient - higher running costs	
EU Directive 2002/91/EC	
<b>England &amp; Wales</b>	

Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions	
(92 plus) <b>A</b>	
(81-91) <b>B</b>	
(69-80) <b>C</b>	
(55-68) <b>D</b>	
(39-54) <b>E</b>	
(21-38) <b>F</b>	
(1-20) <b>G</b>	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
EU Directive 2002/91/EC	
<b>England &amp; Wales</b>	

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