



Flat 3, Dukes Court St. Bonnet Drive, Bishops Waltham - SO32 1SX
£195,000

WHITE & GUARD

Flat 3

Dukes Court St. Bonnet Drive, Southampton

INTRODUCTION

A neatly presented one-bedroom ground floor apartment, offering comfortable and low-maintenance living within the popular Dukes Court development. The property is well suited to first-time buyers, downsizers, or investors seeking a practical home in a highly convenient setting. Benefiting from allocated parking and well-balanced accommodation throughout, this apartment combines everyday ease with a bright and welcoming feel, all within a quiet yet central residential development.

LOCATION

Set in the heart of Bishop's Waltham, the property enjoys an exceptional lifestyle position just a short stroll from the historic High Street. This thriving market town is known for its characterful blend of independent shops, cafés, pubs, and essential amenities, all set against a backdrop of charming period architecture and surrounding countryside. Despite its peaceful village feel, Bishop's Waltham offers excellent connectivity, with convenient access to Southampton, Winchester, and Portsmouth, making it ideal for commuters. The area is also surrounded by scenic walks, green spaces, and countryside routes, offering a balanced lifestyle of relaxation and accessibility.

- FREEHOLD
- EPC RATING C
- LEASEHOLD
- WELL-PRESENTED ONE-BEDROOM GROUND FLOOR APARTMENT
- BRIGHT AND WELCOMING ACCOMMODATION THROUGHOUT
- WELL-PROPORTIONED LIVING SPACE
- ALLOCATED PARKING SPACE INCLUDED
- CONVENIENT LOCATION CLOSE TO LOCAL AMENITIES AND TRANSPORT LINKS





INSIDE

The apartment itself is bright, well-proportioned, and thoughtfully arranged. The bedroom is light and spacious, comfortably accommodating a range of furnishings while maintaining a calm and restful atmosphere. The bathroom is functional and well presented, benefitting from useful additional storage, an especially practical feature for apartment living.

The fitted kitchen is neatly designed, offering an efficient layout with good workspace and storage. The standout feature of the home is the dual-aspect lounge, which is flooded with natural light throughout the day, creating an inviting and airy living space ideal for both relaxing and entertaining.

OUTSIDE

Externally, the property benefits from the convenience of allocated parking within the development, an invaluable feature given its central location. Dukes Court is a well-kept residential setting, offering a sense of privacy while remaining just moments from the vibrant town centre.

With shops, cafés, restaurants, and everyday amenities all within easy walking distance, the lifestyle on offer is one of true convenience. Whether enjoying a morning coffee in town, exploring nearby countryside walks, or commuting with ease to surrounding cities, this apartment delivers a simple, connected, and highly practical way of living.



SERVICES:

Gas, water, electricity and mains drainage are connected. Please note that none of the services or appliances have been tested by White & Guard.

Fibre to the Cabinet Broadband Up to 15 Mbps upload speed Up to 76 Mbps download speed. This is based on information provided by Openreach.

Length of Lease 999 years with 966 years remaining

Ground rent £100 per year

Maintenance Charges £270 per month.

T: 01489 893946

Brook House, Brook Street, Bishops Waltham,
Southampton, Hampshire, SO32 1AX
E: bishopswaltham@whiteandguard.com
W: whiteandguard.com

Buyers: If you have an offer accepted on a property through White & Guard, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £40 + VAT for these checks per applicant.

Sellers: Upon receipt of instructions to act in the selling of your home, under Anti-Money Laundering Regulations (2017), we are required by law to conduct Anti-Money Laundering Checks. There is a charge of £40 + VAT for these checks per owner.

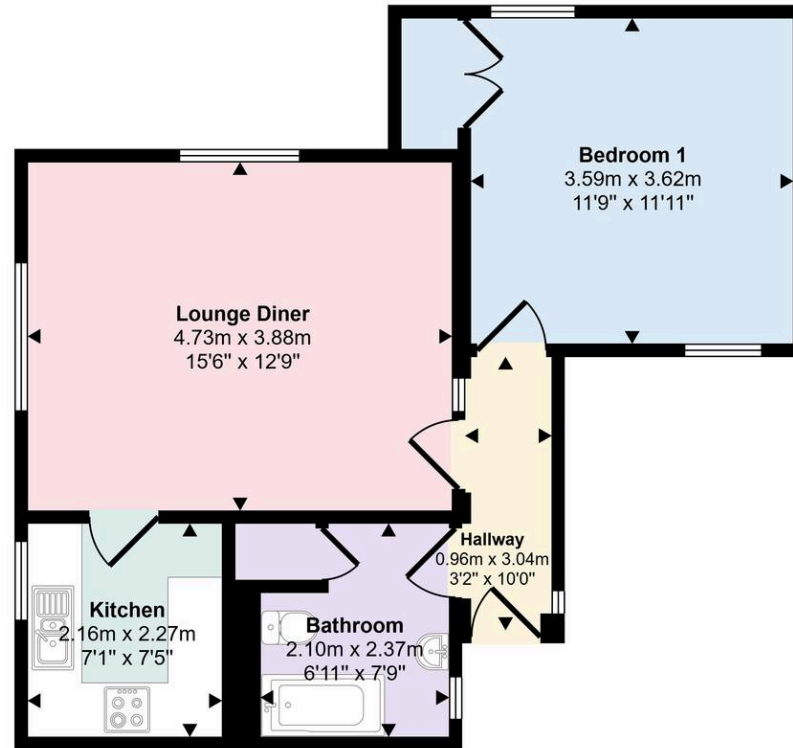
DISCLAIMER

These particulars are not to form part of a Sale Contract owing to the possibility or errors and/or omissions. Prospective purchasers should therefore satisfy themselves by inspection or otherwise as to their correctness. All fixtures, fittings, chattels and other items not mentioned are specifically excluded, unless otherwise agreed within the Sale Contract documentaries or left in situ and gratis upon completion. The property is also sold subject to rights of way, public footpaths, easements, wayleaves, covenants and any other matters which may affect the legal title. The Agent has not formally verified the property's structural integrity, ownership, tenure, acreages, estimated square footage, planning/building regulations status or the availability/operation of services and/or appliances. Therefore, prospective purchasers are advised to seek validation of all the above matters prior to expressing any formal intent to purchase.

rightmove **OnTheMarket** **Zoopla**



**Approx Gross Internal Area
48 sq m / 517 sq ft**



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.