

Property details approval form

11 Harris Way, North Baddesley, SOUTHAMPTON, Hampshire, England, SO52 9PA
Date: 23 April 2026 Property Ref and Version: ROM307054 - 0002

Not for marketing purposes INTERNAL USE ONLY

Selling your home with us!

○ Let's get your property sold!

After visiting your property we have compiled this document to show you all of the information we have gathered, including all images. We just need you to review this document to make sure everything we say in here is accurate before we officially begin marketing your home.

What is covered in this marketing approval form:

- | | |
|----------------------|---------------------|
| 1. Price | 5. Room Description |
| 2. Key Features | 6. Directions |
| 3. Short Description | 7. Property Images |
| 4. Long Description | 8. Floor Plan |

The information within this document will be used within our property particulars and on the internet; the format of how this information is displayed may be subject to change.

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○ Room Description

Ground Floor

Kitchen

15' 6" x 10' 4" (4.72m x 3.15m)

Well-appointed kitchen with ample storage and worktop space, designed to accommodate everyday dining.

Utility Room

8' 8" x 5' 10" (2.64m x 1.78m)

Separate utility area providing additional storage and space for appliances, enhancing practicality.

Extra Bedroom/Dining Room

13' x 8' 8" (3.96m x 2.64m)

A versatile reception space offering flexible use as a second sitting room, dining area or fourth bedroom, ideal for families or home working.

First Floor

Lounge

15' 5" x 11' 10" (4.70m x 3.61m)

Bathroom

8' 9" x 6' 11" (2.67m x 2.11m)

Modern family bathroom serving the remaining bedrooms.

Bedroom Three

15' 6" x 10' 6" (4.72m x 3.20m)

Third double bedroom, suitable for family members or guests.

Second Floor

Bedroom One

15' 6" x 13' 5" (4.72m x 4.09m)

Spacious double bedroom benefiting from an en suite shower room.

Bedroom Two

15' 7" x 10' 6" (4.75m x 3.20m)

Second double bedroom, well proportioned and presented in immaculate condition.

En-Suite

Modern shower room

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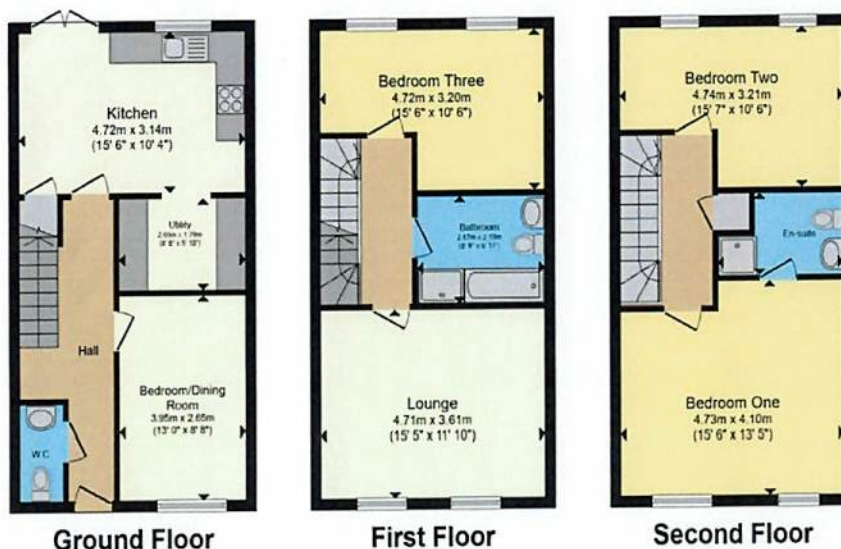
O Property Images



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○ Floor Plan



Total floor area 129.3 m² (1,391 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



○ Approval

	Signature	Date
Claire Purdue		30.04.26
Mrs A. Andjelic		

Katy Frampton

From: glabriola1987 <glabriola1987@gmail.com>
Sent: 29 April 2026 09:28
To: Katy Frampton
Cc: Anja Andjelic
Subject: [EXTERNAL] Re: 11 Harris Way

Hey Katy. Yes looks ok. Thanks

On 29 Apr 2026, at 09:18, Katy Frampton <Katy.Frampton@connells.co.uk> wrote:

Good morning,

I am still awaiting approval from both of you to be able to set the property live. Are you both happy with everything?

Kind regards

Katy



Katy Frampton | Administrator for Romsey & Shirley Road
409 Shirley Road, Southampton, Hampshire, SO15 3JD
Tel Romsey: 01794 830 833
Shirley: 02380 789 351
Email katy.frampton@connells.co.uk
Web www.connells.co.uk



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<property details approval form 0001.pdf>

Katy Frampton

From: Anja Andjelic <anja.andjelic02@gmail.com>
Sent: 29 April 2026 09:30
To: glabriola1987
Cc: Katy Frampton
Subject: [EXTERNAL] Re: 11 Harris Way

Hi Katy,

Yes, I approve.

Thanks,
Anja

On Wed, 29 Apr 2026 at 09:28, glabriola1987 <glabriola1987@gmail.com> wrote:
Hey Katy. Yes looks ok. Thanks

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