



Connells

Cherry Tree Court Leigh Road
Eastleigh



Property Description

Situated in a desirable location close to Eastleigh town centre, this well-presented first-floor apartment offers spacious and comfortable accommodation, ideal for first-time buyers, investors, or those looking to downsize.

The property benefits from communal gardens and residents' parking, while internally the entrance hall leads to a bright and spacious lounge, a fitted kitchen complete with an integrated oven, two generously sized bedrooms, and a family bathroom.

Offered to the market with no forward chain, this move-in-ready apartment provides an excellent opportunity to enjoy convenient living within easy reach of local shops, amenities, transport links, and Eastleigh's vibrant town centre.

Entrance Porch

Double glazed window to rear aspect.

Entrance Hall

Storage cupboard.

Lounge

Double glazed window to rear aspect. Electric heaters x2.

Kitchen

Double glazed window to side aspect. Fitted kitchen with wall and base units. Electric oven and hob. Space for white goods. Breakfast bar. Tiled flooring.

Bedroom 1

Double glazed window to rear aspect. Electric heater. Cupboard housing water tank.

Bedroom 2

Double glazed window to rear aspect. Built in cupboard. Electric heater.

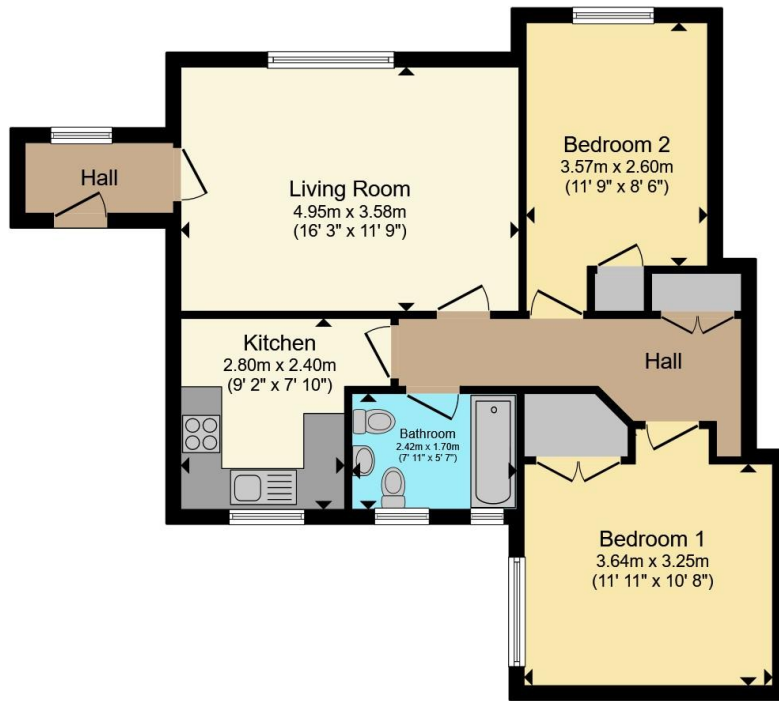
Bathroom

Double glazed window to side aspect. x2. Wash hand basin. Electric shower over bath. Toilet. Extractor fan. Tiled bathroom.

Outside

Communal car park. Communal gardens.

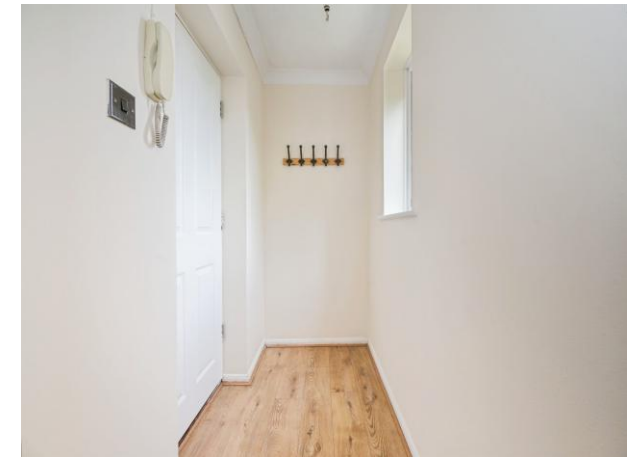




First Floor

Total floor area 65.5 m² (705 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



To view this property please contact Connells on

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19 Market Street
 EASTLEIGH SO50 5RH

EPC Rating: D Council Tax Band: B

Service Charge: 1440.00

Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/EGH309667

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Oct 1983. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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