



RICHMONDS

Irving Road, Millbrook, Southampton, SO16 4DZ

£240,000

This well-presented three-bedroom home is situated on the outskirts of Southampton and offers spacious, modern living ideal for families.

The ground floor features a bright open-plan kitchen and dining area, perfect for entertaining, alongside a generous lounge, a welcoming hallway and a conservatory leading to the garden.

Externally, the property benefits from a low-maintenance front garden, while the fully enclosed rear garden provides a private and secure outdoor space.

Upstairs, there are three well-proportioned bedrooms, a modern family bathroom and a separate WC.

The property is conveniently located just a short drive from Tesco and within approximately one mile of a range of local shops, including Aldi and B&M. A full selection of retail, dining, and leisure facilities can be found at West Quay in the city centre. For outdoor enthusiasts, Southampton Common and the nearby Sports Centre offer excellent green spaces ideal for walking, running, and recreation.

The property benefits from excellent commuter connections, including regular bus routes serving the city and surrounding areas and easy access to the M3 motorway and M27 motorway.

Other Information

Tenure: Freehold

Heating: Gas central heating (new boiler in 2022)

Windows: UPVC double glazing

Loft: Not inspected

Energy Rating: C

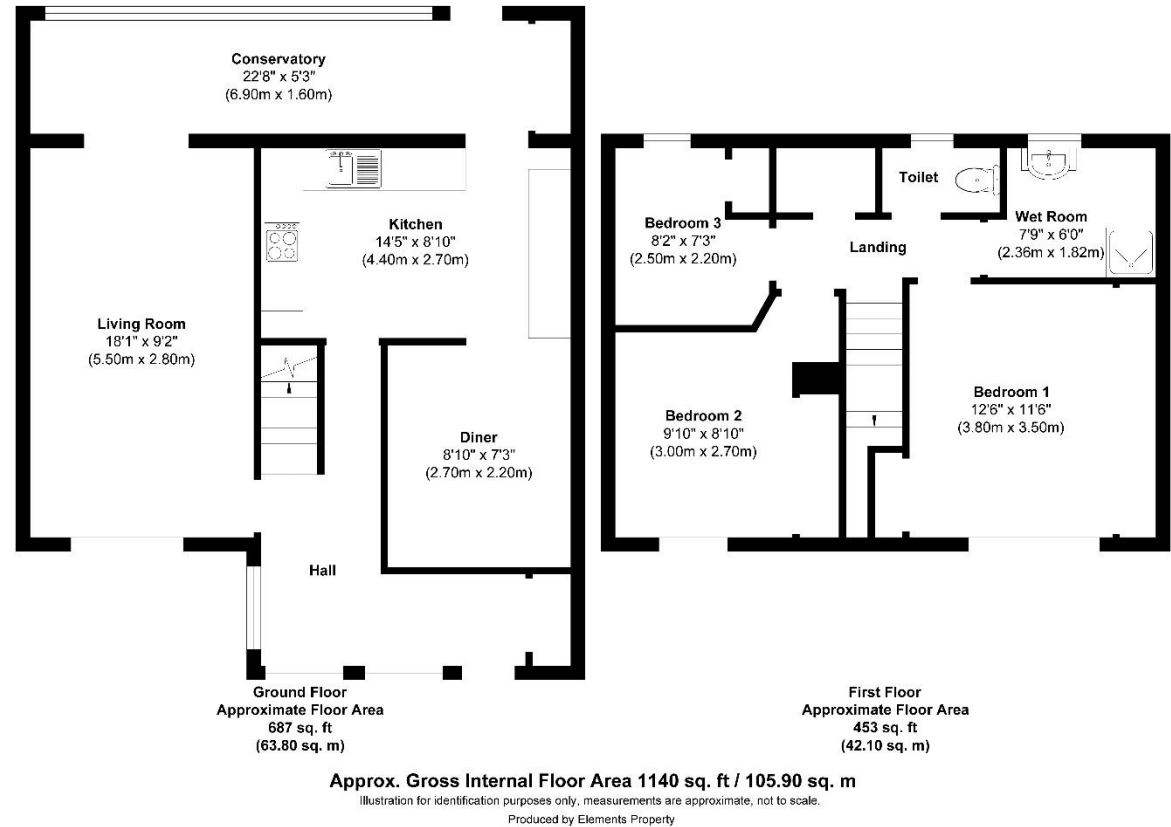
Sellers Position: No forward chain

Local Information:

Council Tax: B

Local Authority: Southampton City Council





Agents Note: The sellers of the property have provided the above information to us and we are therefore reliant on them providing the correct information. The floor plan and sizes are to be used as a guide only. Please check room sizes prior to ordering carpets or furniture. If you require confirmation on any particular point for specific purposes please contact our office for further information. If you have other questions about this property, please telephone **01489 789933**

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