



Connells

Oaktree Caravan Park Allington Lane
West End Southampton



Property Description

Spacious 2-Bedroom Caravan for Sale - Allington Lane, Southampton

Situated in the popular and convenient area of Allington Lane, Southampton, this well-proportioned two-bedroom caravan presents an excellent opportunity for buyers seeking an affordable home in a peaceful setting.

The accommodation is surprisingly spacious, offering a bright and practical living area with ample room for relaxing or entertaining. Both bedrooms are generously sized for caravan living, providing comfortable space for couples, small families, or visiting guests. Double glazing is fitted throughout, helping to enhance insulation and maintain a quiet, comfortable environment.

The property benefits from gas central heating; however, the boiler will require repair or replacement, giving the new owner the opportunity to install a modern, energy-efficient system. There are also minor roof repairs required, which have been sensibly reflected in the price.

While perfectly functional and ready to move into, the interior would benefit from some cosmetic updating, allowing buyers to personalise and add further value.

Externally, the property boasts a private driveway with parking for two vehicles, adding valuable convenience. A fantastic opportunity with excellent potential in a sought-after Southampton location. Early viewing is highly recommended.

Auctioneer's Comments

This property is offered through Modern Method of Auction. Should you view, offer or bid your data will be shared with the Auctioneer, iamsold Limited. This method requires both parties to complete the transaction within 56 days, allowing buyers to proceed with mortgage finance (subject to lending criteria, affordability and survey).

The buyer is required to sign a reservation agreement and make payment of a non-refundable Reservation Fee of 4.5% of the purchase price including VAT, subject to a minimum of £6600.00 including VAT. This fee is paid in addition to purchase price and will be considered as part of the chargeable consideration for the property in the calculation for stamp duty liability. Buyers will be required to complete an identification process with iamsold and provide proof of how the purchase would be funded.

The property has a Buyer Information Pack containing documents about the property. The documents may not tell you everything you need to know, so you must complete your own due diligence before bidding. A sample of the Reservation Agreement and terms and conditions are contained within this pack. The buyer will also make payment of no more than £349 inc. VAT towards the preparation cost of the pack. Please confirm exact costs with the auctioneer.

The estate agent and auctioneer may recommend the services of other providers to you, in which they will be paid for the referral. These services are optional, and you will be advised of any payment, in writing before any services are accepted. Listing is subject to a start price and undisclosed reserve price that can change.

Entrance Porch

Double glazed window to side aspect. Space for washing / tumble dryer.

Entrance Hall

Gas central heating radiator. Double glazed window to side aspect.

Lounge

12' x 9' 7" (3.66m x 2.92m)

Double glazed windows to front and side aspect. Side door to garden. Gas central heating radiator.

Kitchen

2 X double glazed windows to side aspect. Wall and base units. Space for fridge freezer. Sink and drainer. Space for washing machine. Gas central heating radiator.

Bedroom 1

9' 7" x 7' 4" (2.92m x 2.24m)

Double glazed window to rear aspect. Gas central heating radiator.

Bedroom 2

8' 8" x 6' 3" (2.64m x 1.91m)

2 X double glazed windows to side aspect. Gas central heating radiator.

Bathroom

Double glazed window to side aspect. WC. Wash hand basin. Bath. Gas central heating towel radiator.

Parking

Driveway for 2 cars.

KEY FEATURES

- Spacious 2-bedroom caravan
- Bright and comfortable living area
- Double glazed windows
- Gas central heating
- Private driveway with parking for 2 cars





Total floor area 40.0 m² (430 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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EPC Rating: E Council Tax
 Band: A

Tenure:

view this property online connells.co.uk/Property/BTN107619

We are currently awaiting Tenure details. For 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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