



Connells

Chestnut Lodge Sherwood Close
Southampton



Property Description

Situated in one of the most desirable locations of Southampton, Connells are delighted to offer this stunning one bedroom top floor apartment in the fantastic Chestnut Lodge development located on Sherwood Close. This over 55's development, with services of a house manager, comprises of a lounge/dining room, separate kitchen, one bedroom and a three-piece bathroom suite. The property also benefits from electric heating, double glazing, residents lounge, laundry room, communal gardens and an allocated parking space. A viewing is highly recommended to truly appreciate the accommodation we have on offer here on Chestnut Lodge and the property is being offered with no forward chain..

Southampton City Centre is particularly popular due to the shopping and restaurant facilities of the high street, there are also the shopping centres of West Quay and The Marlands close by. The nearby recreational options include Southampton sports centre and the historical Southampton Common. The Common is popular all year round, offering 300 acres of parkland easily accessible, just a few minutes' walk away. Southampton also has excellent road and rail links with easy access to the M3 and M27 motorways and there is a direct line into London Waterloo from Southampton Central station.

Secure Communal Entrance

Flat Entrance

Hallway

Lounge / Dining Room

17' 6" x 9' 7" max (5.33m x 2.92m max)

Kitchen

9' 2" x 7' 2" (2.79m x 2.18m)

Bedroom

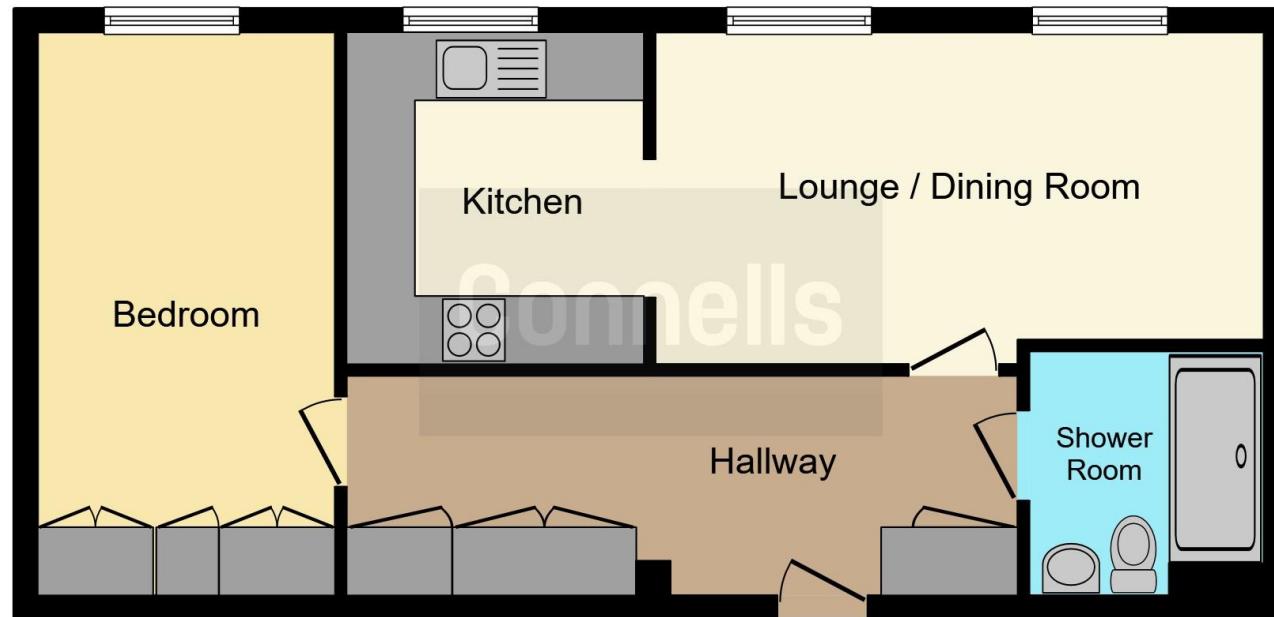
14' to wardrobes x 8' 2" (4.27m to wardrobes x 2.49m)

Shower Room









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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409 Shirley Road Shirley
 SOUTHAMPTON SO15 3JD

EPC Rating: C

Council Tax
 Band: B

Service Charge:
 2696.00

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/SSR310551

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Apr 1989. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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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