



Ashurst Mews, Midanbury Lane, Southampton SO18 4GP

welcome to

Ashurst Mews Midanbury Lane, Southampton

* FIRST FLOOR FLAT * ONE DOUBLE BEDROOM * LOUNGE/DINER WITH PRIVATE BALCONY * FITTED KITCHEN & BATHROOM * ALLOCATED PARKING & VISITORS PARKING * COMMUNAL GARDENS * GREAT ACCESS TO CITY CENTRE * CLOSE TO LOCAL AMENITIES *

Entrance Porch

Secure intercom system in communal entrance, stairs leading to property access.

Entrance Hall

Access to all rooms, electric heater, storage cupboard.

Lounge/Diner

16' 8" x 9' 7" (5.08m x 2.92m)

Double glazed sliding door leading to balcony, carpets, electric heater, TV point.

Balcony

Outside space, space for table and chairs.

Kitchen

9' 1" x 7' 1" (2.77m x 2.16m)

Wall and base cupboard units, electric oven, hob, stainless steel sink and drainer, undercounter plumbing for white goods, freestanding fridge/freezer.

Bedroom One

11' 4" x 9' 9" (3.45m x 2.97m)

Double glazed window to the rear aspect, carpets, built in and freestanding storage, electric heater.

Bathroom

Bath, overhead shower, low level w/c, wash hand basin, tiled throughout.





Situated in the popular residential area of Midanbury, this well-presented first-floor flat offers an excellent opportunity for first-time buyers, investors or those looking to downsize. Conveniently located close to local amenities and benefiting from excellent transport links to Southampton City Centre, the property is ideally positioned for commuters and everyday living.

The accommodation comprises a bright and spacious lounge/diner with direct access to a private balcony. The lounge flows through to a fitted kitchen, offering a range of storage units and worktop space. There is also a well-proportioned double bedroom and a bathroom.

Externally, residents can enjoy the well-maintained communal gardens, while the property further benefits from one allocated parking space and additional visitor parking for guests.

Offering comfortable accommodation in a convenient location, early viewing is highly recommended.

Agents Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.



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welcome to

Ashurst Mews Midanbury Lane, Southampton

- First Floor Flat
- One Double Bedroom
- Lounge/Diner with Private Balcony
- Fitted Kitchen & Bathroom
- Allocated Parking & Visitors Parking

Tenure: Leasehold EPC Rating: C

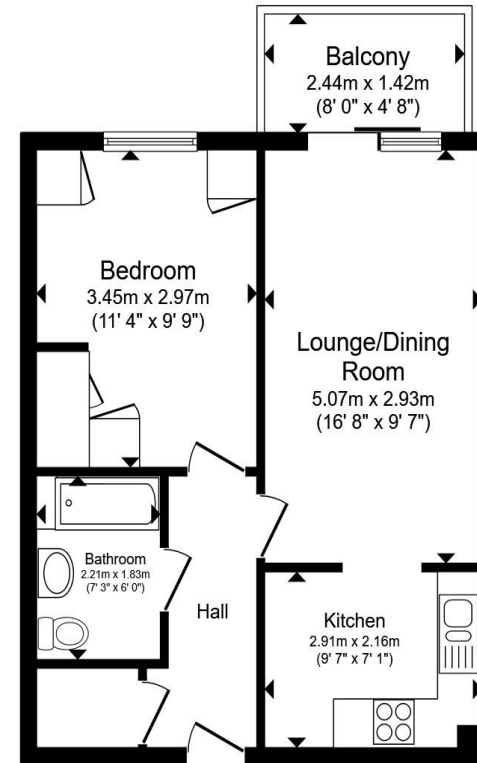
Council Tax Band: A Service Charge: 1200.00

Ground Rent: 85.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2000. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£160,000



Total floor area 44.0 m² (473 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



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Property Ref:

BIT113366 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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