

Bitterne

023 8042 2600



Flat 2 Badgerwood Place, 23 Woodmill Lane, Bitterne Park, Southampton, Hampshire, SO18 2PA

£180,000

Draft Details Awaiting Vendor Approval

Welcome to Badgerwood Place! This two bedroom ground floor apartment is situated in a popular location of Bitterne Park. The property boasts a open plan kitchen/living space with direct access onto a patio seating area, two bedrooms one of which has a built in wardrobe and a three piece suite bathroom. The property also benefits from communal parking and NO FORWARD CHAIN. Call us now to book your viewing on 02380 422600.

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Approach

Shared driveway to large communal parking area.

Entrance Hall

Smooth and coved ceiling, storage heater, telephone entry system. Door to:

Lounge Area

15' 8" (4.78m) x 10' 7" (3.23m) max:
Smooth and coved ceiling, UPVC double glazed french doors providing access onto communal patio and gardens, storage heater.

Kitchen

8' 7" (2.62m) x 7' 4" (2.24m):
Smooth and coved ceiling, range of matching wall, base and drawer units with work surface over, one and a half sink and drainer inset, tiled splash backs, electric oven, electric induction hob with extractor over, space for washing machine, fridge/freezer and slim line dishwasher. Tiled floors.

Master Bedroom

12' 3" (3.73m) max x 9' 7" (2.92m):
Smooth and coved ceiling, double glazed window to side aspect, built in wardrobe, storage heater.

Bedroom Two

9' 7" (2.92m) max x 7' (2.13m):
Smooth and coved ceiling, double glazed window to rear aspect, airing cupboard housing hot water tank, electric heater.

Bathroom

Textured and coved ceiling, obscured double glazed window to rear aspect, suite comprising of panel enclosed bath with electric shower over, hand wash basin, low level WC, tiling to principle areas.

We are advised by the vendor the lease details are as follows:

Lease length: Part of a 999 year lease from 1989
Ground rent: £60 per annum
Service Charge: £1896 per annum (includes water)

Services

Mains water, electricity, and drainage are connected. For mobile and broadband connectivity, please refer to Ofcom.org.uk. Please note that none of the services or appliances have been tested by Field Palmer.

Council Tax Band

Band B

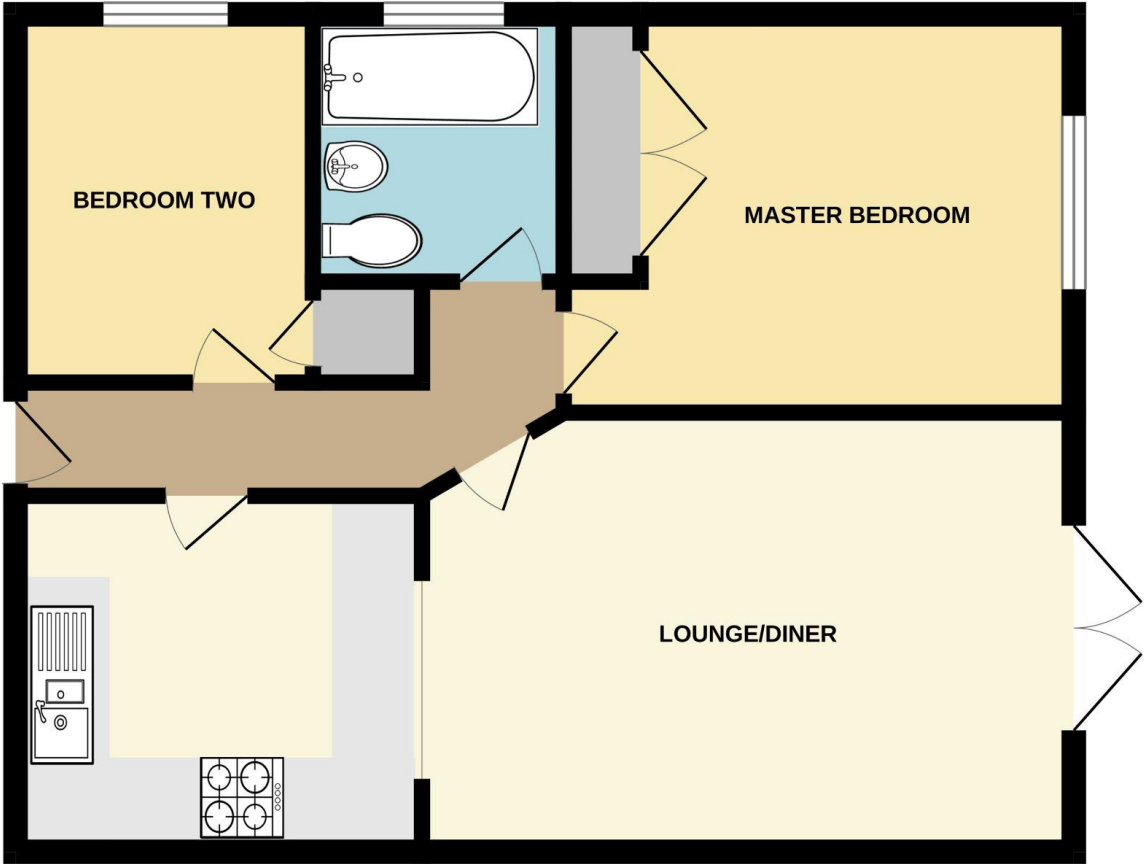
Sellers Position

No Forward Chain

Offer Check Procedure

If you are considering making an offer for this property and require a mortgage, our clients will require confirmation of your status. We have therefore adopted an Offer Check Procedure which involves our Financial Advisor verifying your position.

GROUND FLOOR



BADGERWOOD PLACE

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Bitterne 249 Peartree Avenue Bitterne SO19 7RD 023 8042 2600	Shirley 391 Shirley Road Shirley SO15 3JD 023 8078 0787	Woolston 24 Portsmouth Road Woolston SO19 9AB 023 8039 3255	Auction Department 62 High Street West End SO30 3DT 023 8047 4274	Lettings & Block Management 2-4 New Road Southampton SO14 0AA 023 8071 0402	Do you need an Energy Performance Certificate? Field Palmer are able to offer EPC services across Hampshire and the south of England. We can offer mortgage advice Want to get the best mortgage, but don't know which one is right for you? We can advise you on discounted, fixed rate, tracker, off-set, buy to let, non status, re-mortgage and more.	
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