

KINGS
ESTATES

GUIDE PRICE
£130,000

Woodside Road, Southampton, SO17 2GR **Leasehold**



Welcome to

Woodside Road

MAIN DESCRIPTION

Kings Estates are delighted to present this well maintained one bedroom top floor flat situated on the ever popular Woodside Road in Portswood. Positioned within a well established development dating from the 1950s to 1970s, this property represents an excellent opportunity for first time buyers and investors alike. The accommodation is well proportioned and thoughtfully arranged. Upon entering the property, you are welcomed into a bright living space benefitting from a solid entrance door, double glazed window, and electric storage heater. The lounge provides ample room for both seating and dining furniture and includes television and telephone points.

The kitchen is fitted with a range of wall and base units with work surfaces over, stainless steel sink with drainer, electric hob with oven below and extractor hood above, and space for further appliances including washing machine and fridge freezer. A double glazed window allows natural light into the room, creating a pleasant and practical cooking environment.

The bedroom is a comfortable double room with double glazed window, electric radiator, and built in wardrobes providing excellent storage.

The bathroom is fitted with a modern white suite comprising panel enclosed bath with overhead shower, wash hand basin set within vanity unit, and low level WC. Additional features include radiator and extractor fan. Externally, the property benefits from well maintained communal gardens and on street permit parking. The flat further benefits from mains electricity, mains water, mains drainage, electric storage heating, and fibre to the premises broadband connectivity.

This property is offered with no forward chain and

presents a strong investment opportunity within one of Southampton's most desirable rental areas.

ACCOMMODATION

Lounge

Double glazed window to front aspect, electric storage heater, television and telephone points.

Kitchen

Double glazed window, fitted wall and base units, electric hob and oven, extractor hood, stainless steel sink with drainer, space for washing machine and fridge freezer.

Bedroom

Double glazed window, electric radiator, built in wardrobes.

Bathroom

Panel enclosed bath with overhead shower, wash hand basin within vanity unit, low level WC, radiator, extractor fan.

TENURE AND INFORMATION

Tenure: Leasehold

Council Tax Band: A

Local Authority: Southampton City Council

Heating: Electric Storage Heating

Broadband: Fibre to the Premises

Outside Space: Communal Garden

Parking: On Street Permit Parking

LOCAL AREA INFORMATION

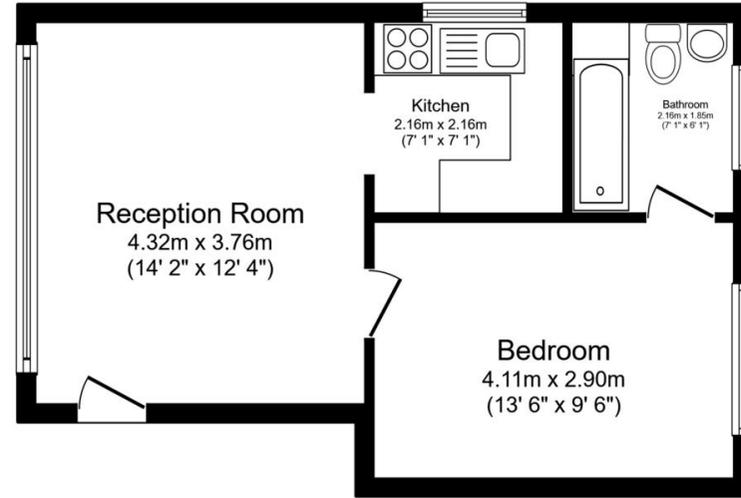
EPC Rating: 51E

Council Tax Band: A





Floorplan



Ground Floor

Floor area 37.9 sq.m. (408 sq.ft.)

Total floor area: 37.9 sq.m. (408 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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



Property Features

- TOP FLOOR ONE BEDROOM FLAT
- PRIME PORTSWOOD LOCATION
- WELL PROPORTIONED LIVING SPACE
- FITTED KITCHEN WITH APPLIANCE SPACE
- DOUBLE BEDROOM WITH BUILT IN WARDROBES
- MODERN BATHROOM WITH OVERHEAD SHOWER
- COMMUNAL GARDENS
- ON STREET PERMIT PARKING
- FIBRE TO THE PREMISES BROADBAND
- IDEAL FIRST TIME BUY OR INVESTMENT OPPORTUNITY

Kings Estates

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		75 C
55-68	D		
39-54	E	51 E	
21-38	F		
1-20	G		

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