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9 Mark Close, Southampton, SO15 8RZ Offers in excess of £300,000

Nicholas Humphreys are delighted to present a lovely home located in the desirable area of Regents Park. This is a bright and modern two bedroom property which is a bright and very well-presented home with a spacious rear garden, an attached garage and a driveway.

Upon entering the property you are greeted by a warm and welcoming entrance hall which allows access to a modernized cloakroom and stairs rising to the bright and spacious living room. The first and second floor accommodation includes two well-proportioned bedrooms each complimented by very modern 3 and 4 piece en-suite'. Also included are built-in wardrobe in the 1st bedroom and a standing wardrobe in the 2nd and new carpets. The master en-suite has also been recently re-fitted and comprises of a bath, separate shower, vanity wash basin and WC.

The living room dining room provides access to the garden via double glazed French doors and a newly re-fitted kitchen with matte cream wall and marble floor tiles, solid wood work surfaces and integrated appliances.

Services - Mains water, gas and electricity are available to the property but none of these, nor any of the appliances attached thereto, have been tested by Nicholas Humphreys, who gives no warranties as to their condition or working order. Telephone subject to suppliers regulations.

Lounge 14'0" x 11'3" (4.29 x 3.44)



Garage 16'0" x 8'2" (4.9 x 2.5)

Bedroom 1 - En-suit 14'1" x 7'4" (4.3 x 2.25)



Kitchen Dining Room 16'7" x 15'7" (5.07 x 4.75)



Bedroom 2 - En-suit 16'0" x 11'1" (4.9 x 3.4)



En Suite 1



Three Piece Shower Room

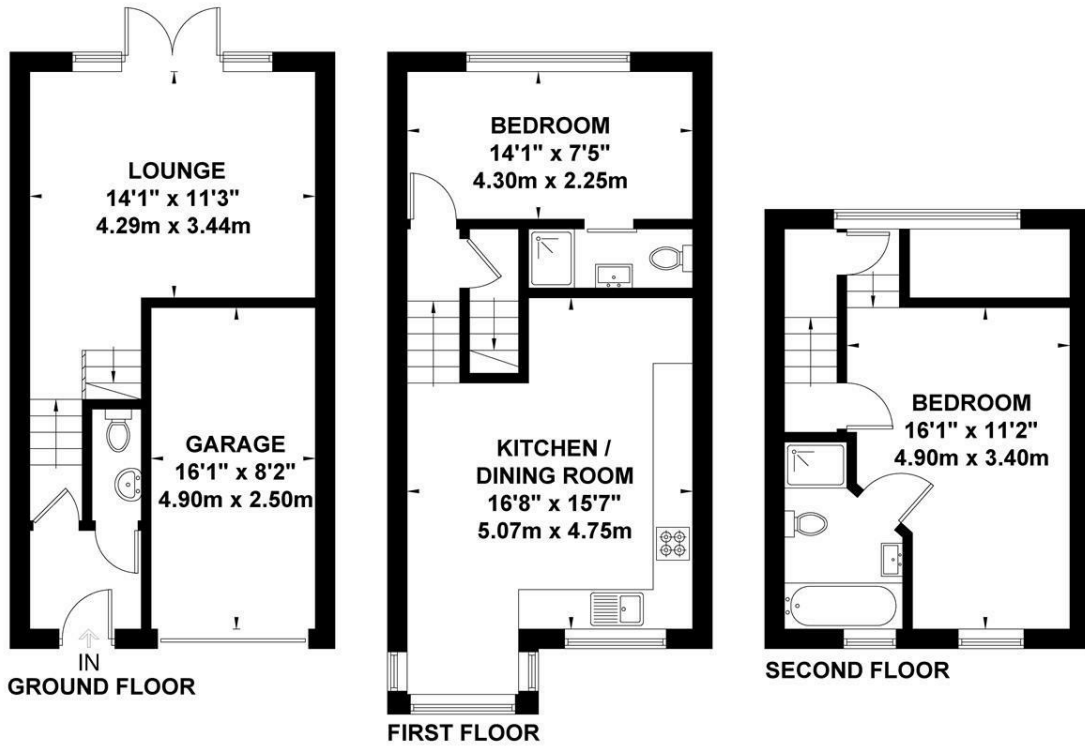
En Suite 2



Floor Plan

Mark Close, Southampton

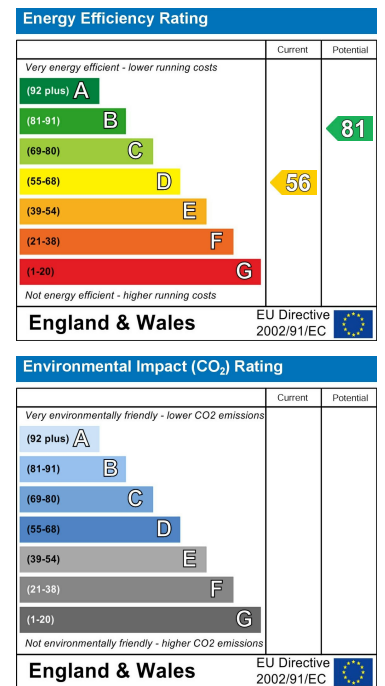
Approximate Gross Internal Area = 88.8 sq m / 955 sq ft
 Garage = 12.2 sq m / 131 sq ft
 Total = 101 sq m / 1086 sq ft



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.