



Brook House, Middle Road, Southampton SO19 8BP

welcome to

Brook House Middle Road, Southampton

MUST SEE!!

This beautifully presented two bedroom ground floor flat boasts a lounge, modern kitchen and bathroom, allocated parking and communal gardens. A viewing is highly recommended!

Lounge

11' 8" x 11' 7" (3.56m x 3.53m)

Carpet throughout, double glazed window to the rear aspect, gas radiator.

Kitchen

12' 4" x 5' 6" (3.76m x 1.68m)

Wall and base cupboard units, freestanding fridge/freezer, washing machine, stainless steel sink and drainer, electric oven, gas hob, combi boiler.

Bedroom One

15' 5" x 9' 9" (4.70m x 2.97m)

Double glazed window to the side aspect, carpet throughout, gas radiator, wardrobe space.

Bedroom Two

9' 2" x 7' 7" (2.79m x 2.31m)

Double glazed window to the rear aspect, carpet throughout, gas radiator.

Bathroom

Bath with overhead shower, tiled walls and flooring, low level w/c, wash hand basin, gas radiator, extractor fan.





Fox & Sons are delighted to welcome to the market this beautifully presented two bedroom ground floor flat.

The property features a lounge, modern kitchen and bathroom and two well-appointed bedrooms. The purpose built block also boasts communal gardens and allocated off-road parking.

Brook House is located close to local amenities, a local nature reserve and is just a stone's throw away from Sholing train station.

A viewing is highly recommended to appreciate this fantastic flat!



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welcome to

Brook House Middle Road, Southampton

- Ground Floor Flat
- Two Bedrooms
- Presented Beautifully Throughout
- Allocated Parking
- Communal Gardens

Tenure: Leasehold EPC Rating: C

Council Tax Band: B Service Charge: 1604.00

Ground Rent: 150.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 1996. 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



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.focalagent.com

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Property Ref:
BIT112674 - 0004

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