

The Moresby Tower, Admirals Quay, Ocean Way, Southampton, Hampshire, SO14 3LG



SPECIFICATION

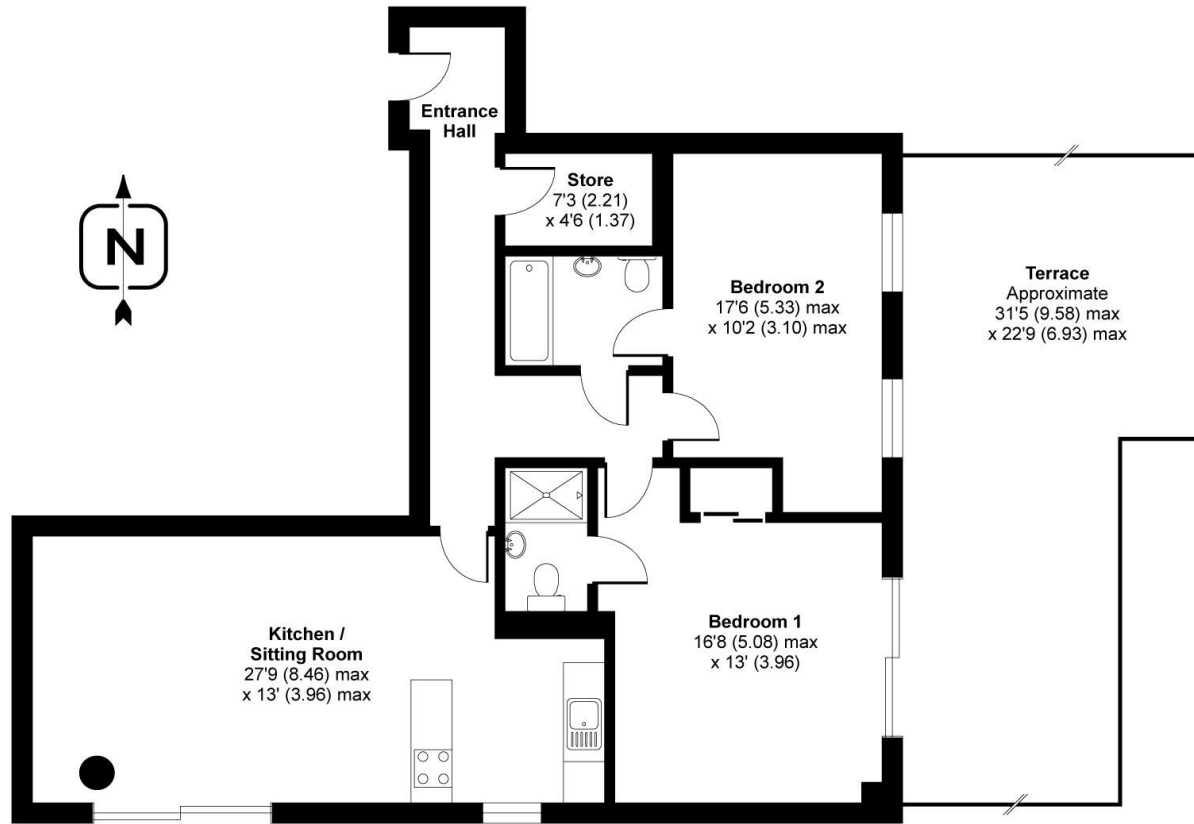
- Stunning two-bedroom apartment
- Located in popular Moresby Tower
- Unique spacious terrace area
- Wonderful views over the city and marina
- Allocated parking
- Offered Unfurnished

ACCOMMODATION

Stunning two-bedroom contemporary apartment located within popular Moresby Tower Ocean Village. Offering stunning views across the city and the marina this apartment offers a modern feel boasting a large terrace area perfect for entertaining and al-fresco dining in the summer evenings. The welcoming entrance hall guides you into the apartment and through to the large open plan lounge/kitchen/diner, this space is streamed with light from the sliding doors and provides access onto the terrace. The principal bedroom offers a dual aspect view and has the benefit of en-suite shower room. The second bedroom is perfect for when guests visit or for those looking with Jack and Jill access to the main bathroom. Moresby Tower offers residents use of a private gym, has a concierge department and undercroft parking. If you are looking for an elite style of living in an ever-growing area of Southampton this decadent apartment could be just for you. The property offers allocated parking.



TOTAL APPROX. GROSS INTERNAL FLOOR AREA 975 SQ FT 90.5 SQ METRES



TWELFTH FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	87	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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SITUATION

Located in the sought-after area of Ocean Village Marina and close to both trendy Oxford Street, home of independent dining and lifestyle, and the city centre where there is an abundance of facilities and amenities including include shops, restaurants, bars and cinemas. Connections are excellent with M27 and M3 close by and Southampton Central and Southampton Parkway railway stations provide a fast, convenient routes to London Waterloo and the New Forest.

LOCAL AUTHORITY

Southampton City Council

GUIDE PRICE

Security Deposit: £2307.69(based on advertised rental price)

Holding Deposit: £461.53(based on advertised rental price)

Minimum Term: 12 Months

Council Tax Band: E



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