



Television House, Meridian Way, Northam, Southampton, Hampshire, SO14 0FS



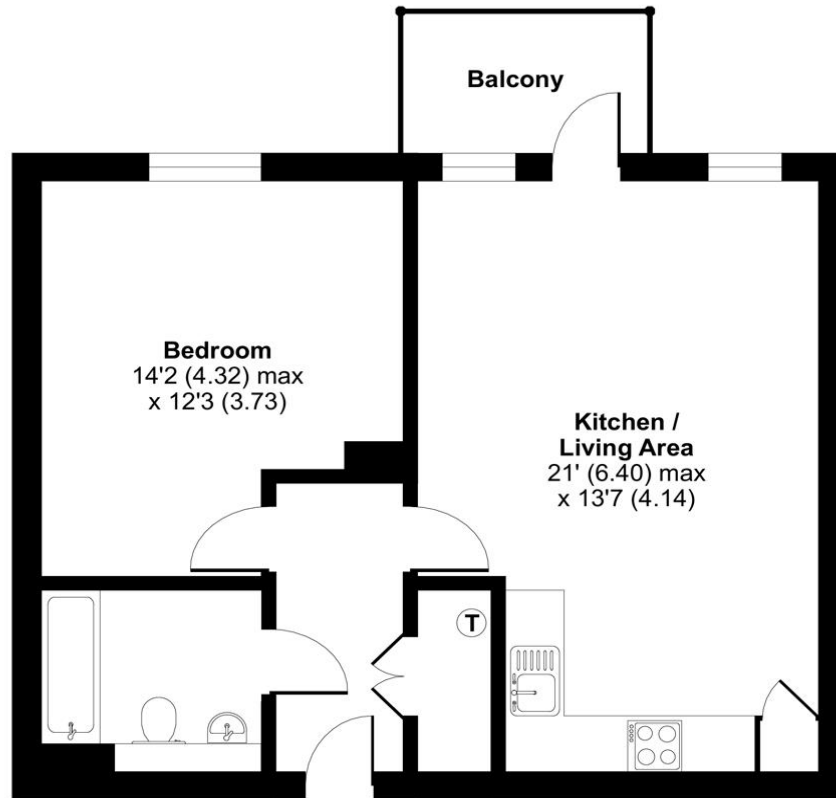
ACCOMMODATION

A beautiful waterside development in Southampton with unimpeded views from a private balcony. This one-bedroom apartment positioned on the first floor is impeccably finished throughout to an excellent standard, offering a sophisticated and contemporary living experience. Enjoy the convenience of your own allocated parking space, ensuring stress-free parking. Once inside the property, you are greeted by a delightful open plan kitchen/living area, with integrated appliances and ample storage space. The spacious and well-presented three-piece bathroom serves the generously sized bedroom. This home is the perfect blend of modern living and serene surroundings, creating a desirable haven for anyone seeking an upscale and urban retreat. The property is offered with no forward chain.



Approximate Area = 560 sq ft / 52 sq m

For identification only - Not to scale



FIRST FLOOR

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	79	79
(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	



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Charters Estate Agents Limited. REF: 1070599



SITUATION

Southampton is a thriving commercial port with a population in excess of 250,000 and achieved city status in 1964 due to its contribution to trade and the economy. The city centre offers an extensive range of shopping and leisure facilities ranging from small boutique outlets to major department stores including the landmark West Quay shopping mall. Restaurants, bars and cafes cater for every taste and the Cinema de lux offers the finest film viewing experience. Numerous pleasant parks together with The Common, City golf course and sports centre offer a wide range of leisure opportunities with hundreds of acres of green open space. Championship league football is played at St Marys and the Ageas Bowl is the home of Hampshire cricket hosting domestic and international matches together with live music events. The Guildhall, Mayflower and Nuffield theatres host a wide and eclectic range of plays, opera, ballet and musicals and the public art gallery in the civic centre has a famous and acclaimed collection.



SPECIFICATION

- One bedroom first-floor apartment
- Open plan kitchen/living space
- Modern three-piece bathroom
- Private balcony
- Allocated parking space
- Offered with no forward chain

LOCAL AUTHORITY

Southampton City Council
Council Tax Band A

GUIDE PRICE

Asking Price £199,950

TENURE

Leasehold

Unexpired Years: 148

Annual Ground Rent: £175

Ground Rent Increase: TBC

Ground Rent Review Period: TBC

Annual Service: £1228

These details are to be confirmed by the vendor's solicitor and must be verified by a buyer's solicitor.