



Providence Park, Bassett, Southampton, Hampshire, SO16 7QW



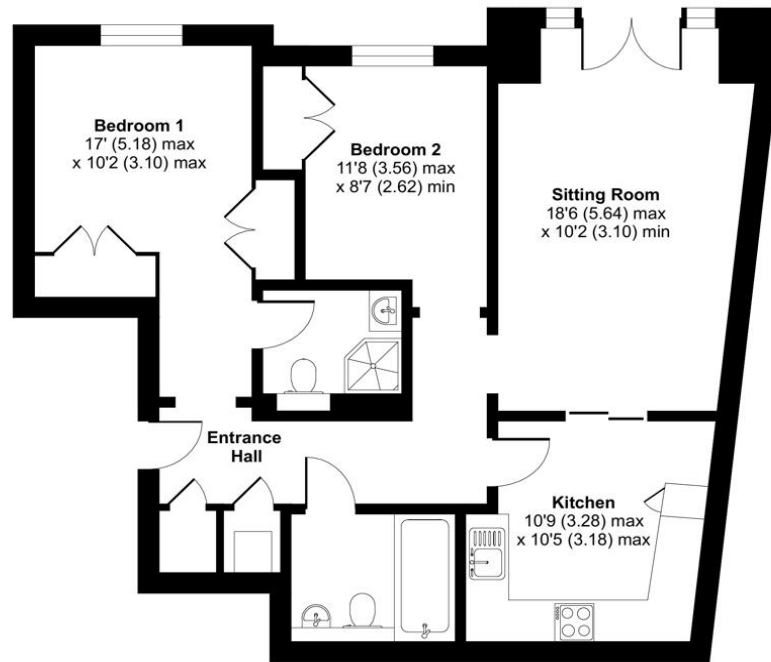
ACCOMMODATION

This extremely spacious second floor, two-double bedroom apartment is offered for sale in excellent condition throughout and is located within the highly sought-after and exclusive gated development of Providence Park, on the favoured west side of Bassett Avenue. The property benefits from easy access to the M3 motorway network, The General Hospital, the university and the 300 acres of open space of The Common. The well-presented and generously sized accommodation, which is accessed from the welcoming entrance hallway with three built in storage cupboards, consists of an 18-foot spacious sitting room which enjoys a pleasant outlook, a modern and stylish kitchen with integrated appliances, a family bathroom with a modern white suite and two double bedrooms, both of which benefit from built in wardrobes, with the principal bedroom boasting an en-suite shower room. Externally, there is an allocated parking space to the rear of the building and there is also a generous amount of visitors parking within the complex.



Approximate Area = 801 sq ft / 74.4 sq m

For identification only - Not to scale



SECOND FLOOR

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B	82	82
(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	



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: 1083203



SITUATION

Bassett is a popular residential suburb forming a large part of north Southampton and offering potential homeowners' diversity of property as well as being a pleasant environment to live in. Excellent recreational facilities are provided by the common, sports centre and the city golf course that boast a thousand acres of green open space whilst Stoneham golf and Chilworth golf club offer further facilities for the serious enthusiast. Bassett is superbly connected with access to the M3 & M27 motorways that allow access to regional towns and cities whilst The Parkway railway station is located opposite the international airport that has a fast route to London Waterloo. The University campus is found nearby in Highfield whilst The General Hospital is less than two miles distant. A wide variety of popular schools from nursery age upwards are found within the vicinity both in the public and private sector.



SPECIFICATION

- Allocated parking & visitors parking
- Two double bedrooms
- 18 foot sitting room
- Family bathroom & en-suite shower room
- Plenty of built in storage
- Exclusive gated development
- Close proximity to the general hospital & university
- Stylish & modern kitchen with integral appliances

LOCAL AUTHORITY

Southampton City Council
Council Tax Band: C

GUIDE PRICE

Asking Price £270,000

TENURE

Leasehold With A Share Of Freehold
Unexpired Years: 114 Years Remaining
Annual Service: £1,400

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