



Imperial Apartments, South Western House, Southampton, Hampshire, SO14 3AL

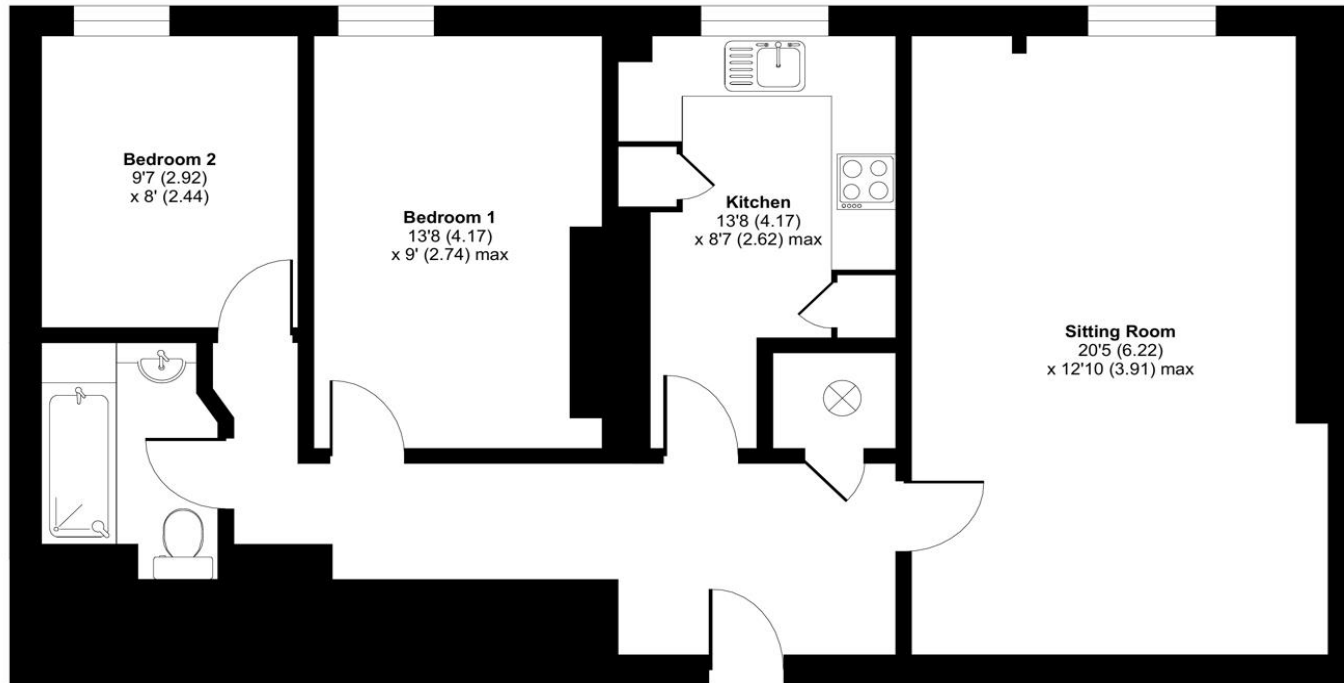


ACCOMMODATION

A delightful two-bedroom apartment situated on the fourth floor in the highly regarded South Western House, a beautiful Grade II listed building steeped in history. The outstanding reception foyer creates an air of grandeur and opulence from the moment you walk in, with an impressive feature staircase and a wealth of character features. Notably, the property has the advantage of a concierge service, lift access and secure allocated parking. The apartment is spacious in size and would make a superb first-time buy, with the added benefit of no forward chain. Upon entrance, you are greeted with the generously sized sitting/dining room, great for all social events and relaxing in, a separate traditional kitchen with ample storage solutions and fitted appliances. Both bedrooms are of a good size, both served by the three-piece modern fitted family bathroom. Externally is allocated parking for one car and you are within striking distance of all local shops, restaurants, bars and transport links within the city centre.

Approximate Area = 757 sq ft / 70.3 sq m

For identification only - Not to scale



FOURTH FLOOR

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C	76	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). © n/checom 2024. Produced for Charters Estate Agents Limited. REF: 1089582



SITUATION

South Western House is a Grade II listed building, which was originally built in 1865. The property is a historic landmark in the old dockland area of Southampton with some of the most momentous events of modern times. The hotel was acquired by the London and South Western Railway Company in 1871 with the hotel built over the ends of the railway lines. In 1912 many wealthy people stayed here before embarking on the Titanic. South Western House was then converted in recent years by Berkeley Homes Ltd and Bayview Homes into well-proportioned/luxurious apartments. It has panoramic views of the water and Queens Park; easy access to the M27 and the city centre. Oxford Street is within walking distance and has many vibrant restaurants and bars. Southampton Central and Parkway railway stations provide a fast and convenient route to London Waterloo and the New Forest.



SPECIFICATION

- Fourth floor apartment
- Lift access
- Grade II listed building
- Allocated parking for one car
- Two double bedrooms
- No forward chain

LOCAL AUTHORITY

Southampton City Council
Council Tax Band: D

ASKING PRICE

£190,000

TENURE

Leasehold

Unexpired Years: 100

Annual Ground Rent: £150

Ground Rent Increase: TBC

Ground Rent Review Period: TBC

Annual Service: £5336

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