



The Haven, 216 Bassett Green Road, Bassett, Southampton, Hampshire, SO16 3PF



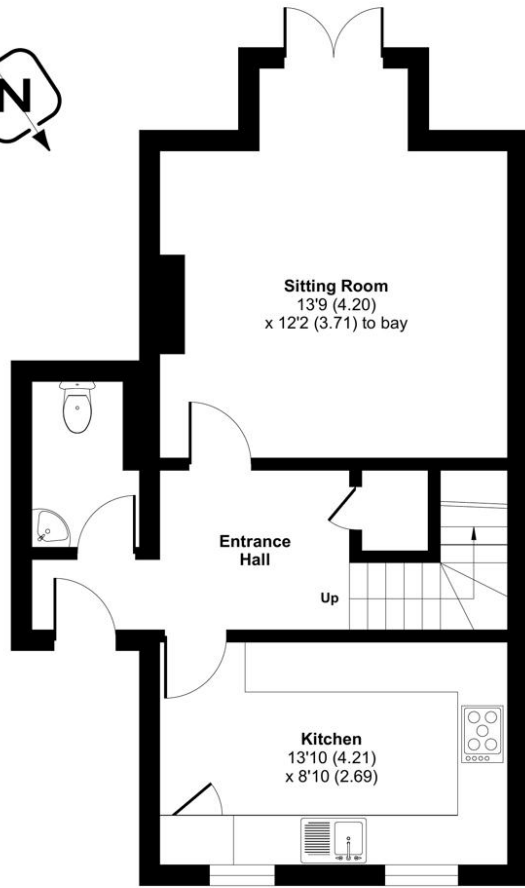
ACCOMMODATION

A modern end of terrace townhouse in a popular gated development that has two parking spaces and a southerly facing rear garden. The well-presented accommodation will appeal to upsizers and downsizers alike and must be viewed to be fully appreciated. The ground floor layout comprises an entrance lobby that has a cloakroom and an open doorway to the hallway. The lounge has a mantelpiece with a fireplace and glazed doors open to the garden. The impressive kitchen is a notable feature and has quality worksurfaces with an extensive range of fitted wall and base units. On the first floor, stairs lead up to the second floor and the front aspect principal bedroom has a fitted double wardrobe and is served by an en-suite shower. Bedroom two is an optional study and there is a stylish family bathroom that displays a four-piece white suite. On the second floor the landing has a useful store cupboard and two well-proportioned bedrooms both have a fitted wardrobe. Outside, automatic wrought iron gates as well as a pedestrian gate allow access to the courtyard where there is a covered cycle store and two allocated parking spaces. A side path and gate lead to the rear garden that enjoys an approximate southerly aspect and has an attractive outlook. There are areas of artificial lawns with decked area and path complemented by shrub borders and a garden shed is positioned in the top left corner.

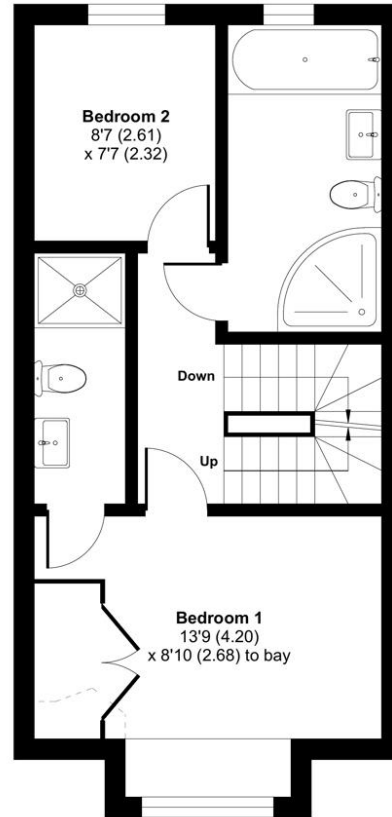


Denotes restricted head height

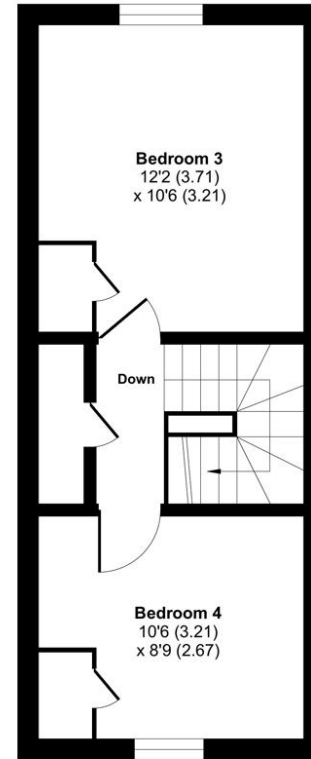
Approximate Area = 1157 sq ft / 107.4 sq m
Limited Use Area(s) = 6 sq ft / 0.5 sq m
Total = 1163 sq ft / 107.9 sq m
For identification only - Not to scale



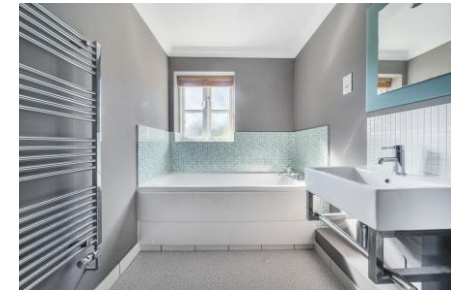
GROUND FLOOR



FIRST FLOOR



SECOND FLOOR



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		83
(69-80)	C	73	
(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	



Scan the QR code to find out more information about this property.

Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © n/checom 2025. Produced for Charters Estate Agents Limited. REF: 1256565



SITUATION

Bassett is a highly sought-after residential area due to the close proximity of The University campus that provides numerous facilities including The Jubilee sports complex and the Turner Sims concert hall that has a varied programme of cultural events. The Common, sports centre and city golf course are within a short distance and provide excellent recreational open spaces. Access to the M27/M3 motorway network is close by and The Parkway railway station provides a fast route to Waterloo. Southampton Airport is just 2.5 miles away. Local shops are found in Winchester Road, whilst the city centre is only two miles distant boasting major high street facilities and the West Quay shopping mall and cinema restaurant complex.



SPECIFICATION

- A modern three storey end terrace townhouse
- Popular gated development
- Two allocated parking spaces & a covered cycle store
- Entrance hall with a cloakroom
- Lounge with fire & an impressive kitchen
- Principal bedroom with en-suite shower
- Three further bedrooms and a superb family bathroom
- Southerly facing garden with attractive outlook

LOCAL AUTHORITY

Southampton City Council
Council Tax Band C

GUIDE PRICE £450,000

TENURE

Freehold