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Priory Road Southampton

Guide Price £649,000



If you are looking for an ideal Investment opportunity or, for an exceptional Lifestyle property all in one location, then you need to look no further.

Rarely available is a beautifully positioned property comprising four flats (3 X Studio flats and a 1 Bedroom flat), also benefits with a large common room that has a guest cloak room as well as storing washer/dryer, all within the main building. It also includes a large mostly laid to lawn garden, a decking area and a 12ft X 30ft workshop.

At the river end of the garden is a superb modern one bedroom boat house on two levels, each with a terrace offering scenic waterside views. This property is very special as it also encompasses 43 metres of private mooring space across a quayside and jetty.

The open plan boat house is large and extremely well presented with a fully fitted kitchen, upstairs bedroom with a modern bathroom, a log-burner, superb terraces, a patio with amazing views capturing the gentle movement of the Itchen River.

Parking is also available for 5 cars.

St Denys is a hugely popular location for both residential and investment buyers. Local shops are plentiful in Southampton City centre but if you would like to stay closer to home Portswood High Street can also be found within walking distance. Also located nearby are ample recreational spaces including Southampton Common, Southampton Sports Centre & Riverside Park. Access to the M27 & M3 is easy, while Swaythling & St Denys stations offer a great link to London Waterloo.

A viewing is highly recommended to appreciate the full uniqueness of this property and ideal location.

Tenure: Freehold

Council: Southampton City Council

Council Tax: Band A

EPC : Flats 'C' and Boat House 'D'

INFANT/JUNIOR SCHOOL: St Denys Primary School

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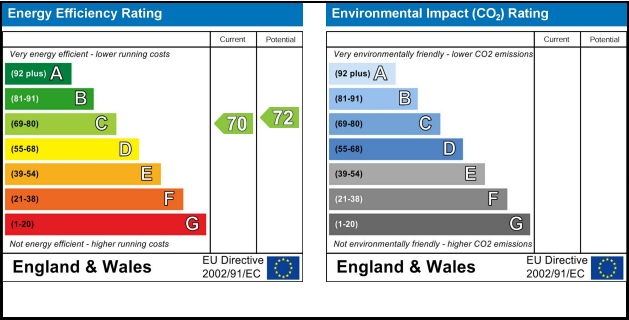
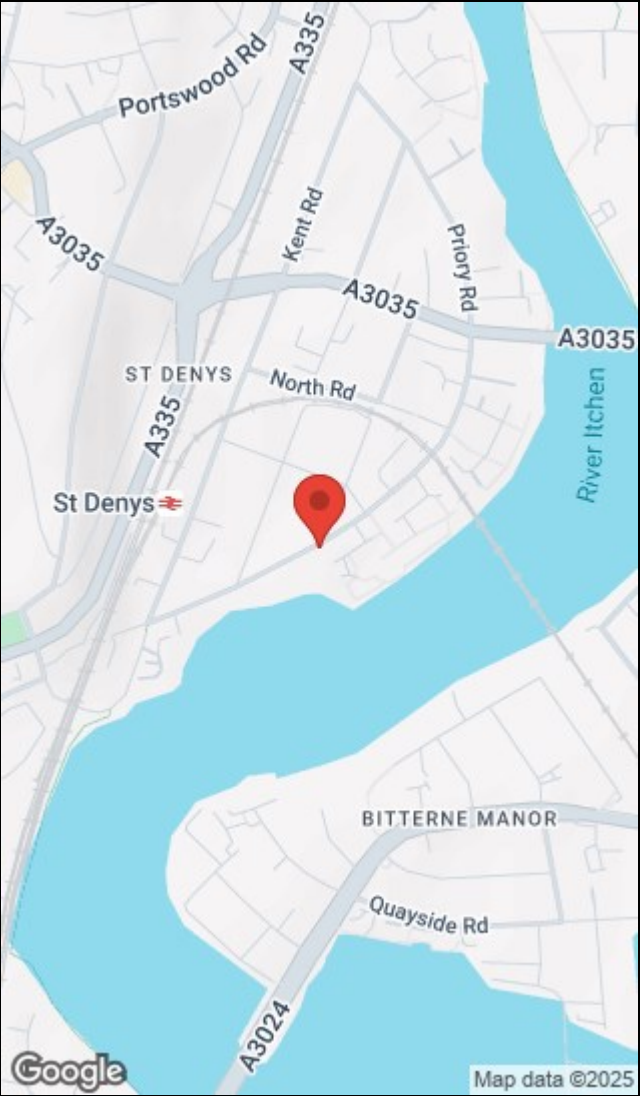


KEY FEATURES

- Exceptional Lifestyle & An Investment opportunity
 - 43 Meter Mooring & Jetty
- Large & Modern 1 Bedroom Boathouse
 - 3 X 1 Studio Flats
 - 1 X 1 Bedroom Flats
 - Large Common Hall
 - Workshop
 - Large Garden
 - Parking for 5 Cars
 - Scenic Waterside Views







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