



HUNTERS[®]
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Pacific Close, Southampton

Offers In Excess Of £280,000



**** NO FORWARD CHAIN ** SHARE OF FREEHOLD ****

Occupying a desirable top-floor position within a residential development in Pacific Close, Ocean Village, this beautifully presented two-bedroom apartment offers bright, modern and well-appointed accommodation throughout. Benefiting from lift access, a private balcony with attractive views across Southampton Water, a garage and an additional parking permit, the property represents an excellent opportunity for those seeking stylish waterside living.

The apartment features a living and dining room with direct access to the balcony, providing an outdoor seating area overlooking the water and surrounding coastline. Large glazed doors allow natural light into the room, while the layout provides space for both lounge and dining furniture.

The modern kitchen is positioned separately from the main living area and accessed through sliding doors, allowing it to be closed off when required. It features contemporary fitted units, worktop space, integrated cooking appliances and tiled flooring.

Both bedrooms are large enough to accommodate double beds and additional furniture. The main bedroom also benefits from fitted storage, while the second bedroom provides flexibility for use as a guest room or home office.

The bathroom features a contemporary suite comprising a walk-in shower with rainfall showerhead, wash basin with vanity storage and WC.

Throughout the apartment, the accommodation benefits from neutral decoration, modern finishes and a combination of wood-effect and tiled flooring.

Externally, the property includes its own garage situated beneath the apartment, together with an additional two parking spaces. The private balcony provides an outdoor space with views across Southampton Water.

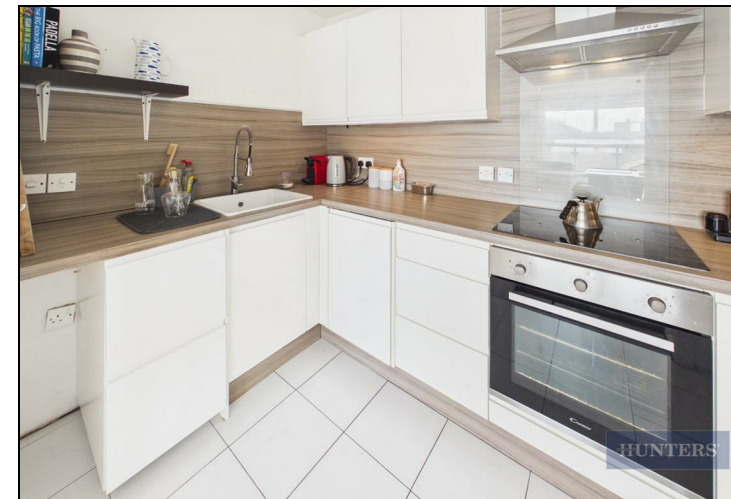
Pacific Close is situated within Ocean Village, providing access to the marina, waterfront walks, restaurants, cafés and leisure facilities.

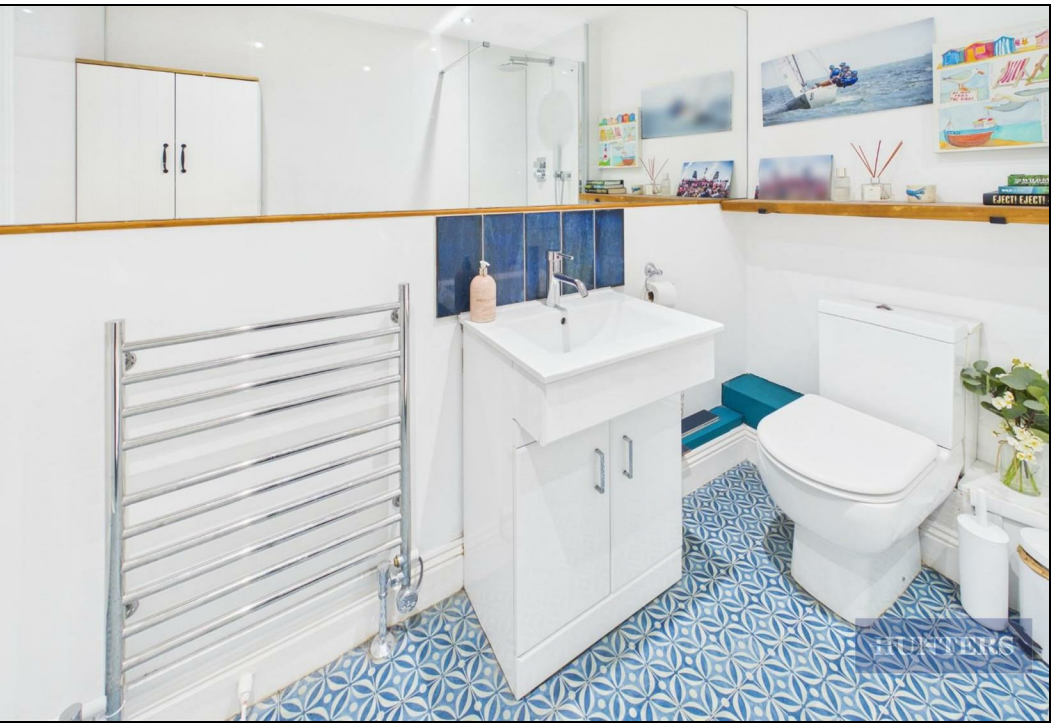
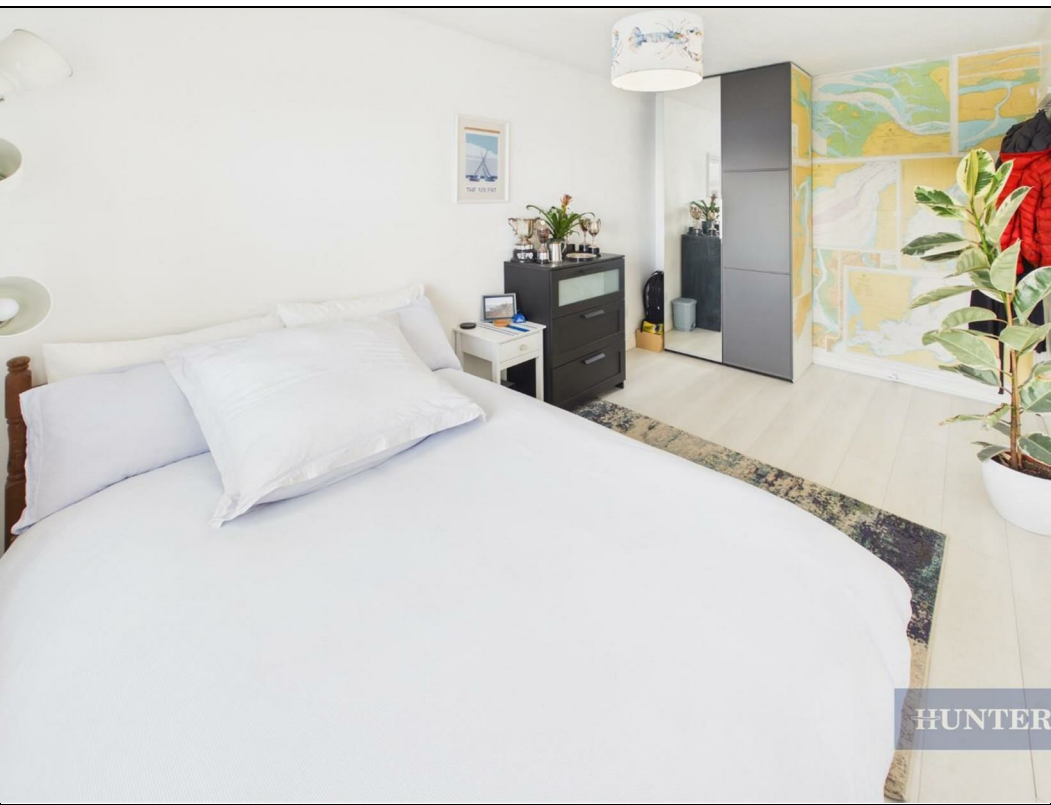
Service Charges £2,000 p.a. apprx.

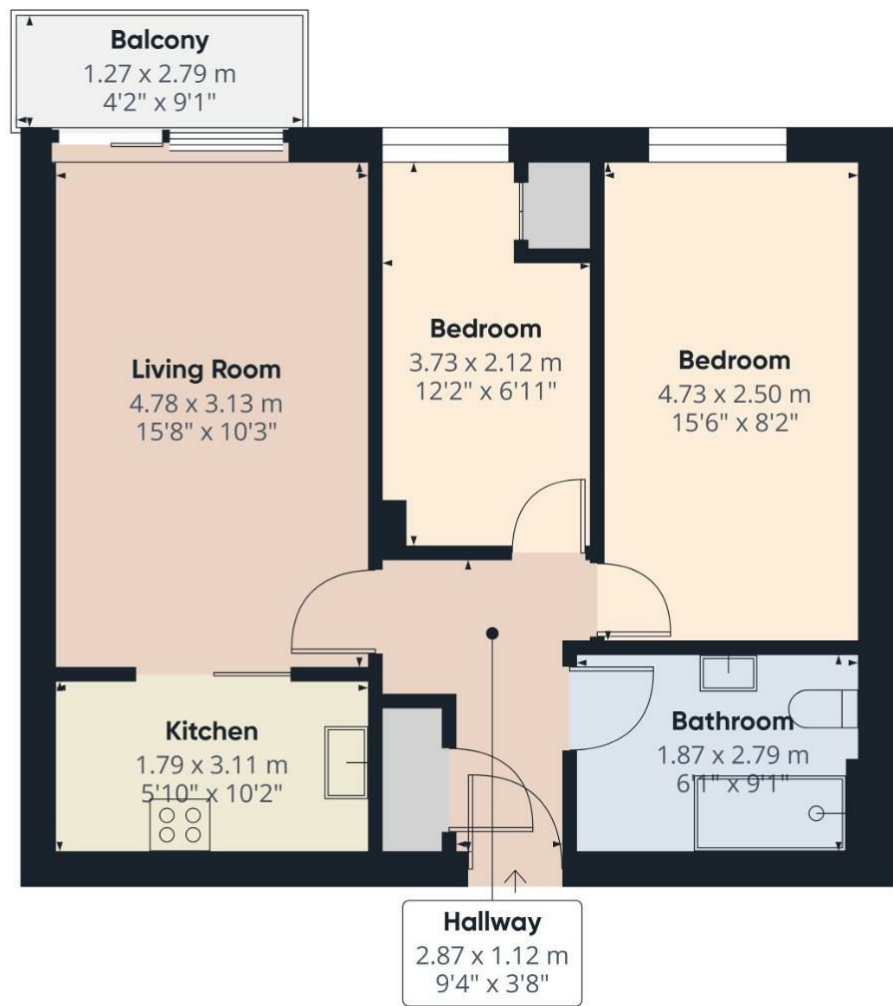
Ground Rent: Tenure Type; £1, Peppercorn

KEY FEATURES

- Top floor apartment (with lift)
- Stunning Views across Southampton Water
 - Private balcony
- Living and dining room with balcony access
- Separate fitted kitchen accessed via sliding doors
 - Two bedrooms with space for double beds
- Contemporary bathroom with walk-in rainfall shower
 - Modern interior with neutral decoration throughout
- Private garage situated beneath the apartment
 - Additional Two parking spaces







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Approximate total area⁽¹⁾

50.8 m²
546 ft²

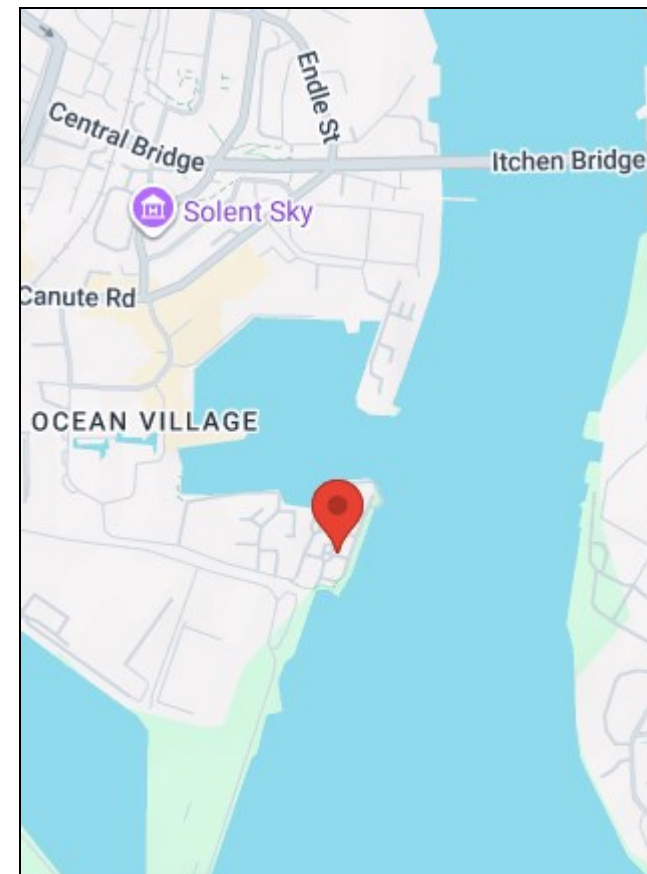
Balconies and terraces

3.5 m²
38 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE 360



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
EU Directive 2002/91/EC		
England & Wales		

38 Bedford Place, Southampton, Hampshire, SO15 2DG | 02380 987 720
southampton@hunters.com | www.hunters.com



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