

HUNTERS[®]

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Television House, Meridian Way, Southampton

Asking Price £175,000



Set along the banks of the river Itchen is this stunning fourth floor apartment. This modern apartment offers a well-designed open-plan living area with a fitted kitchen that includes integrated appliances. The reception room provides access to a private balcony with views over the River Itchen. The double bedroom is good in size and benefits from water-facing windows. The bathroom is presented with a white suite comprising a bath with shower mixer taps, WC, and hand basin. The property also includes underfloor heating and one allocated parking space.

Meridian Waterside is a residential development set along the scenic banks of the River Itchen, occupying the site of the former Meridian Television Studios. This thoughtfully designed, multi-phase development brings a new vibrancy to the area, offering a mix of modern homes set within a revitalised waterfront community.

Residents enjoy direct access to landscaped riverside walkways, offering a peaceful setting with scenic views. Ideally located, Meridian Waterside is approximately 0.6 miles from St Mary's Stadium and within easy reach of Southampton's city centre, home to a wide range of shops, restaurants, and entertainment. Westquay Shopping Centre is 1.2 miles away (per Google map), while Southampton Central Station—offering direct links to London—is approximately 1.4 miles from the development, making it a convenient choice for commuters.

Tenure Type; Leasehold

Leasehold Years remaining on lease; 147 Years Approx.

Leasehold Annual Service Charge Amount £1235 Approx.

Leasehold Ground Rent Amount £150 Approx.

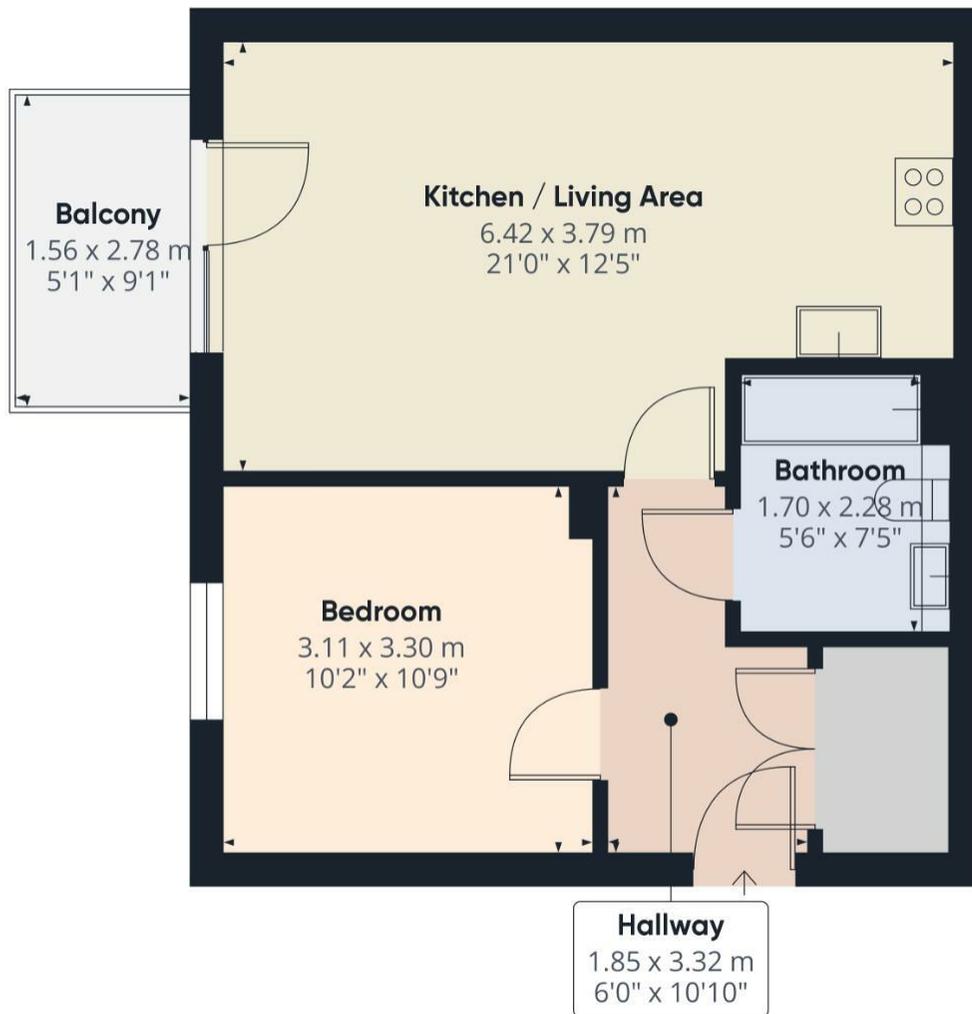
Council Tax Banding; A

KEY FEATURES

- Bright Fourth Floor (with lift)
 - Views of River Itchen
 - One Bedroom
 - Balcony
 - Underfloor Heating
 - Open Plan Kitchen
 - Integrated Appliances
 - Allocated Parking
 - Ample Storage Space
 - Waterside property







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Approximate total area⁽¹⁾
44.85 m²
482.77 ft²

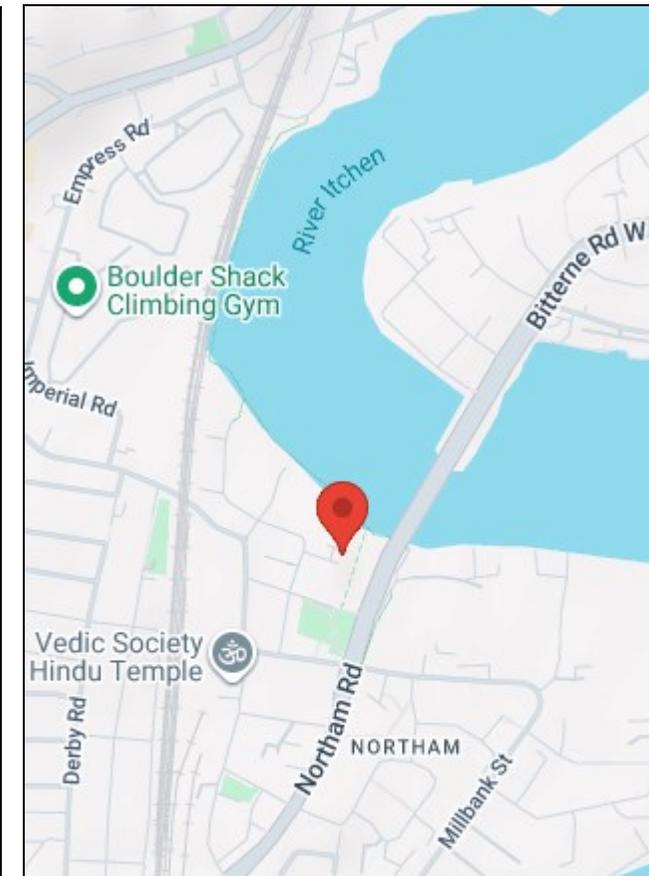
Balconies and terraces
4.32 m²
46.5 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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	EU Directive 2002/91/EC

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	EU Directive 2002/91/EC

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