



HUNTERS®
HERE TO GET *you* THERE



The Hawkins Tower, Southampton

Guide Price £140,000



**NO CHAIN ** Located in the city's sought after Ocean Village Marina is this bright and airy one-bedroom apartment. This property offers a fantastic opportunity to first-time buyers, buy-to-let investors and is a great Pied-à-terre.

Stepping into the apartment, you are welcomed by a beautifully designed entrance hall that sets the tone for the rest of the home. This inviting space seamlessly flows into a bright and spacious open-plan lounge and kitchen area, ideal for both relaxing and entertaining. The contemporary kitchen is fully equipped with high-quality integrated appliances, including a built-in fridge freezer, dishwasher, hob, and oven, ensuring both style and functionality. The generously sized double bedroom offers a peaceful retreat, complete with a built-in wardrobe unit that provides ample storage while maintaining a sleek and uncluttered aesthetic. The modern bathroom is elegantly finished with a stylish three-piece suite in classic white, featuring a full-sized bathtub, a sleek sink unit, and a toilet.

With its thoughtful layout, high-quality finishes and open-plan design, this apartment is a perfect blend of comfort and contemporary living.

Additional features elevate the apartment's appeal, including multiple storage, utility cupboards, and underfloor heating. Residents also benefit from premium on-site amenities such as a fully equipped gym and a 24/7 concierge service.

Cladding & Mortgages: Like all mortgage applications, subject to valuers comments, most high street bank do grant mortgage where landlord certificate is available. Call us for further information or clarity.

Tenure
Leasehold
Leasehold
Leasehold
Council

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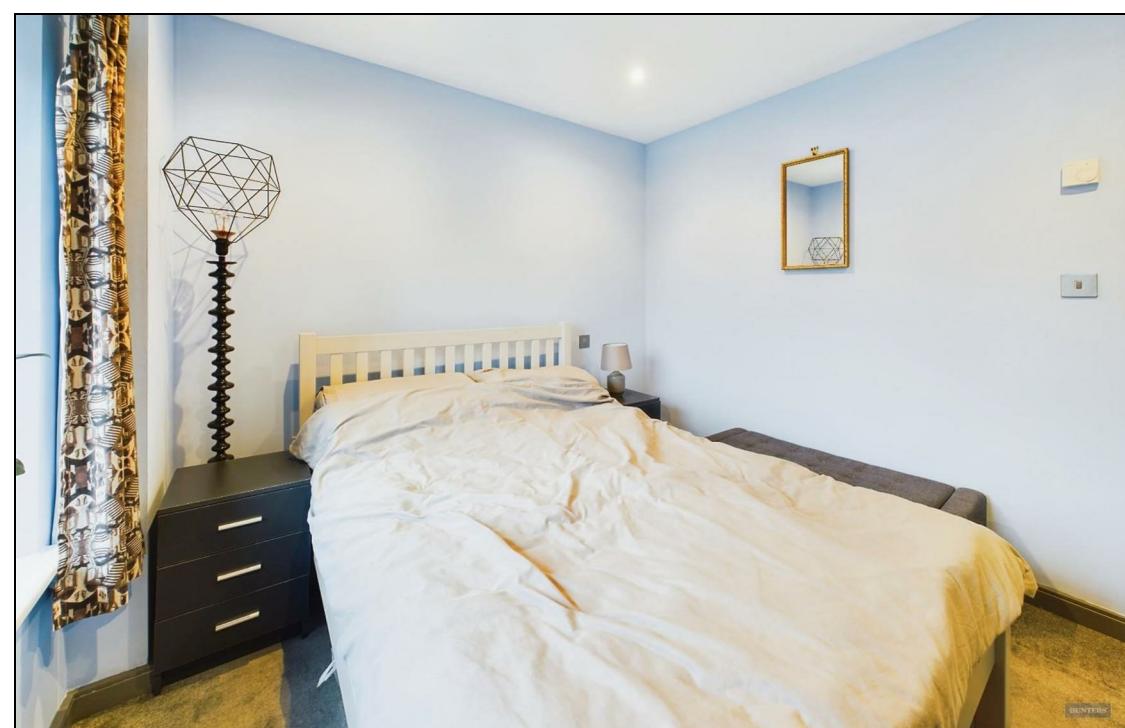
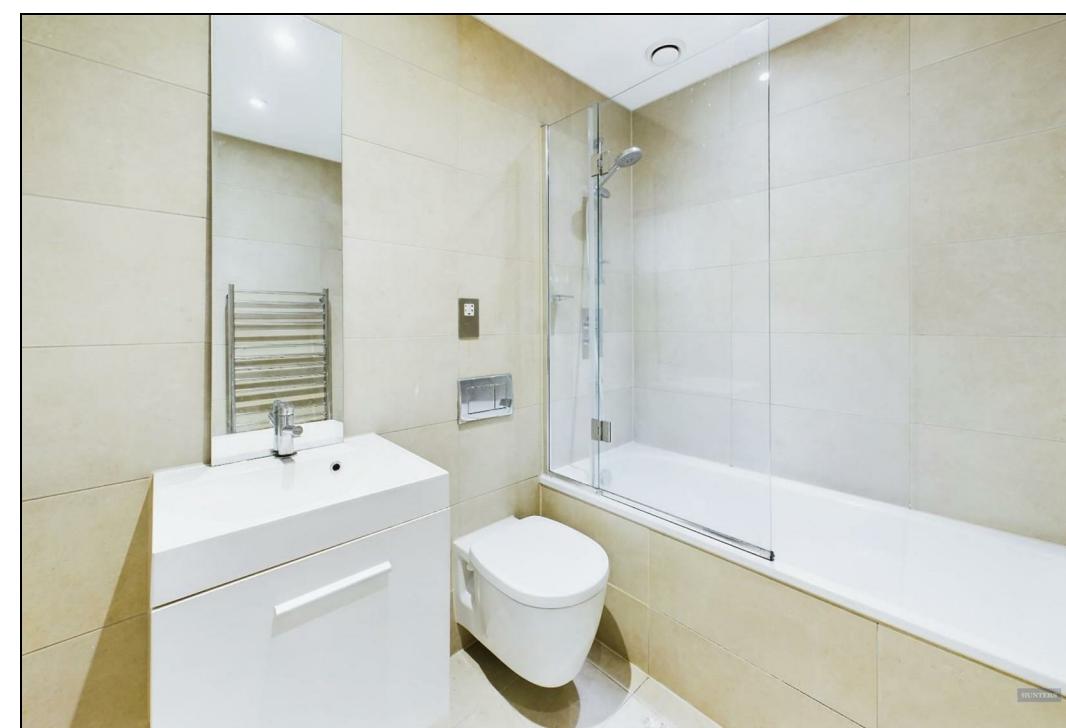
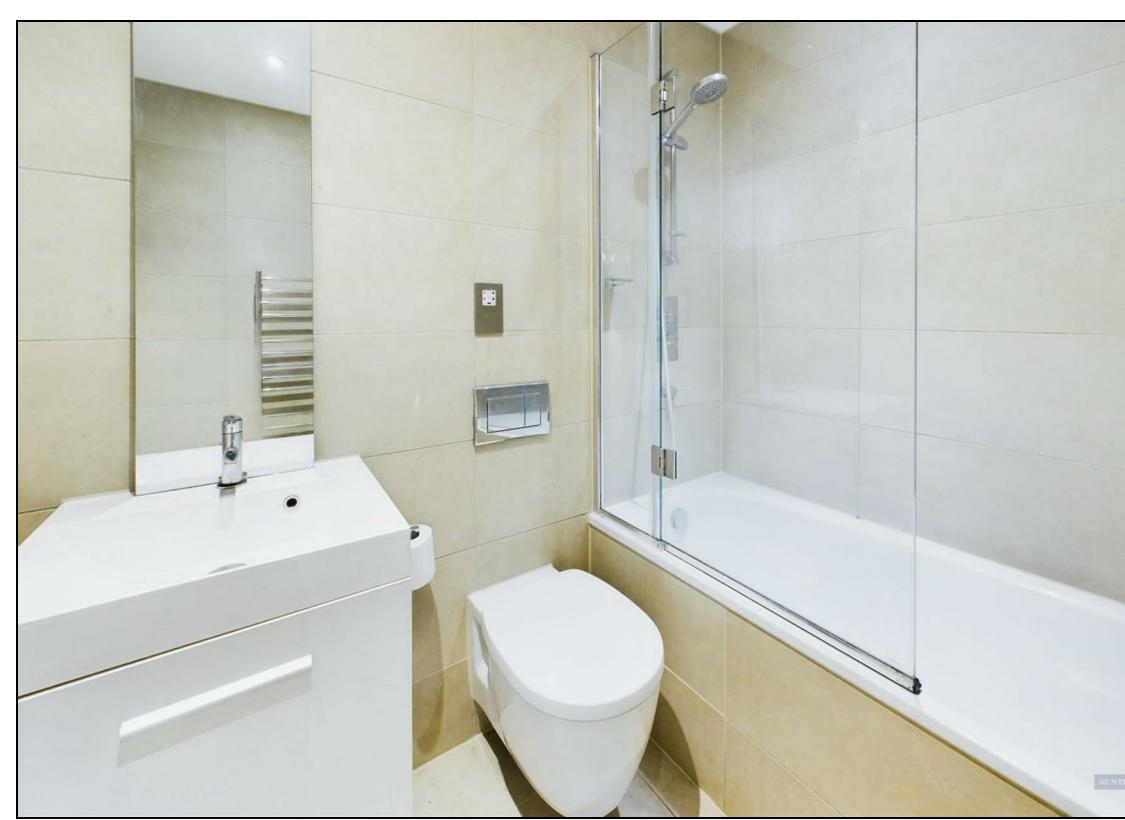


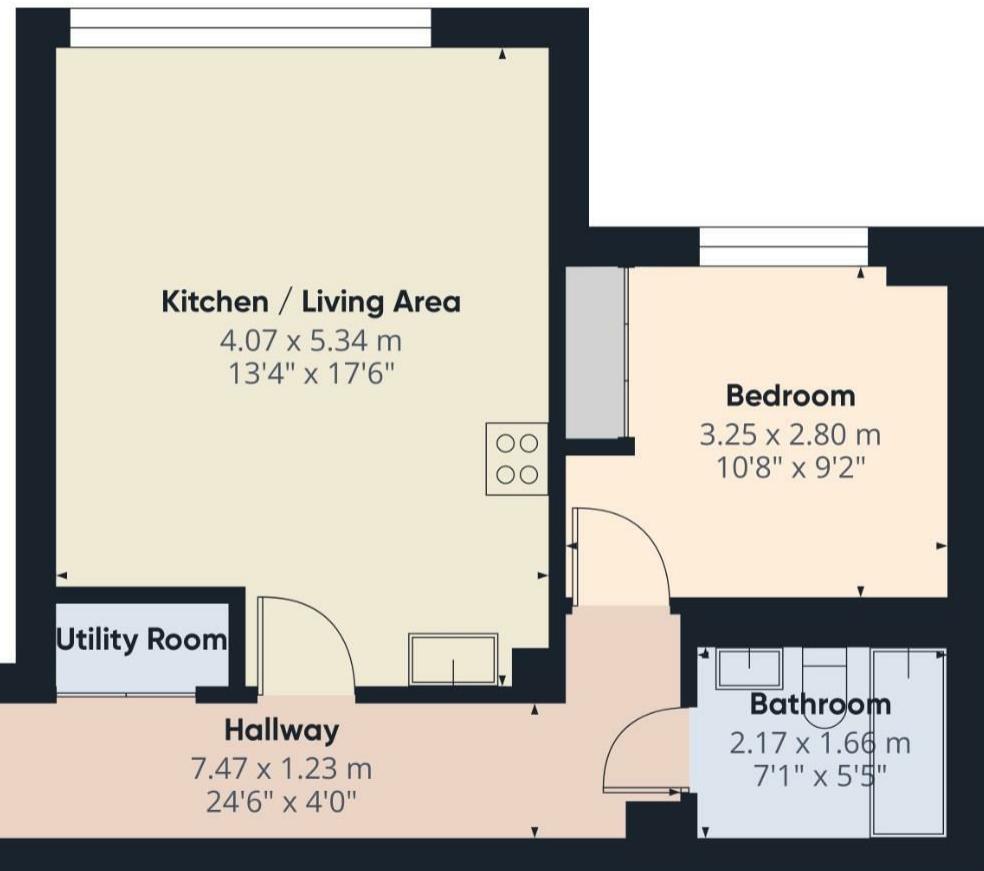
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KEY FEATURES

- No Chain
- One Bedroom
- Open Plan
- High Quality Finish
- Ample Storage
- Underfloor Heating
- 24/7 Concierge
- Communal Gardens
- Onsite Gym & Close to Local Amenities
- Superb Location







HUNTERS

Approximate total area⁽¹⁾

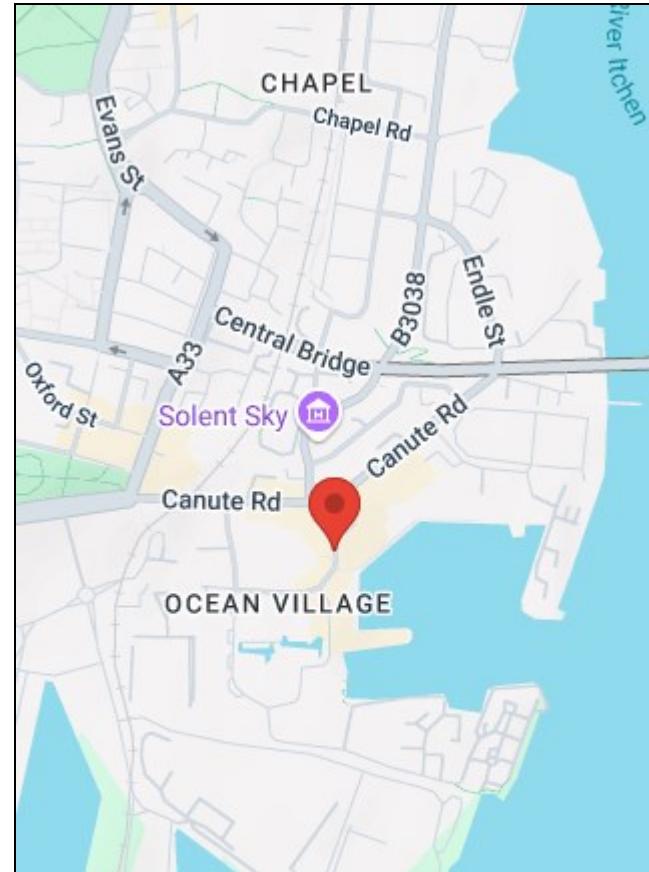
44.42 m²
478.14 ft²

(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.

GIRAFFE 360



Energy Efficiency Rating		Environmental Impact (CO ₂) 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			
England & Wales	EU Directive 2002/91/EC		

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
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Very environmentally friendly - lower CO ₂ emissions			
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