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Alcantara Crescent, Southampton SO14

£250,000



Tenure: Leasehold 959 years remaining approx.

Guide Price : £250,000 To £260,000

This modern and spacious two bedroom apartment with two balconies overlooking the communal gardens is located in a highly desirable city centre and only yards away from Ocean Village Marina. There is the added benefit of a garage and permit parking is available. Residents are also eligible for use of the residents' gardens and a council parking permit for the Alexandra Quay Roads.

There is a secure communal entrance leading to stairs to the apartment. Upon entering the apartment the entrance hallway has built-in storage, a spacious living/dining area with windows overlooking the residents' gardens and French doors onto a private balcony. A recently fitted kitchen with an array of base and wall cupboards, work surfaces and integrated appliances (including high end Bora hob, the combination Neff cooker which is Wi-Fi enabled as well as Neff washer/tumble dryer and Neff dishwasher). The two double bedrooms, both with built-in wardrobes, the spacious master bedroom benefits from a second balcony. The recently refitted and modern shower room offers stylish tiling, a generously sized shower, hand basin with storage under and WC, the hot water system has also been replaced with a new pressurised tank.

Alcantara Crescent is situated in the heart of Ocean Village Marina along with promoting an array of amenities on its doorstep, some of which include Restaurants, Harbour Lights cinema, Bars, outstanding public walks, beauty salon, convenience stores an impeccable five-star Harbour Hotel with a roof top cocktail bar and is just 1 mile from a vibrant city centre.

SERVICE CHARGE: £2672 PA APPROX

GROUND RENT: £50 PA

LEASE: 959 YEARS APPROX.

COUNCIL TAX BAND D

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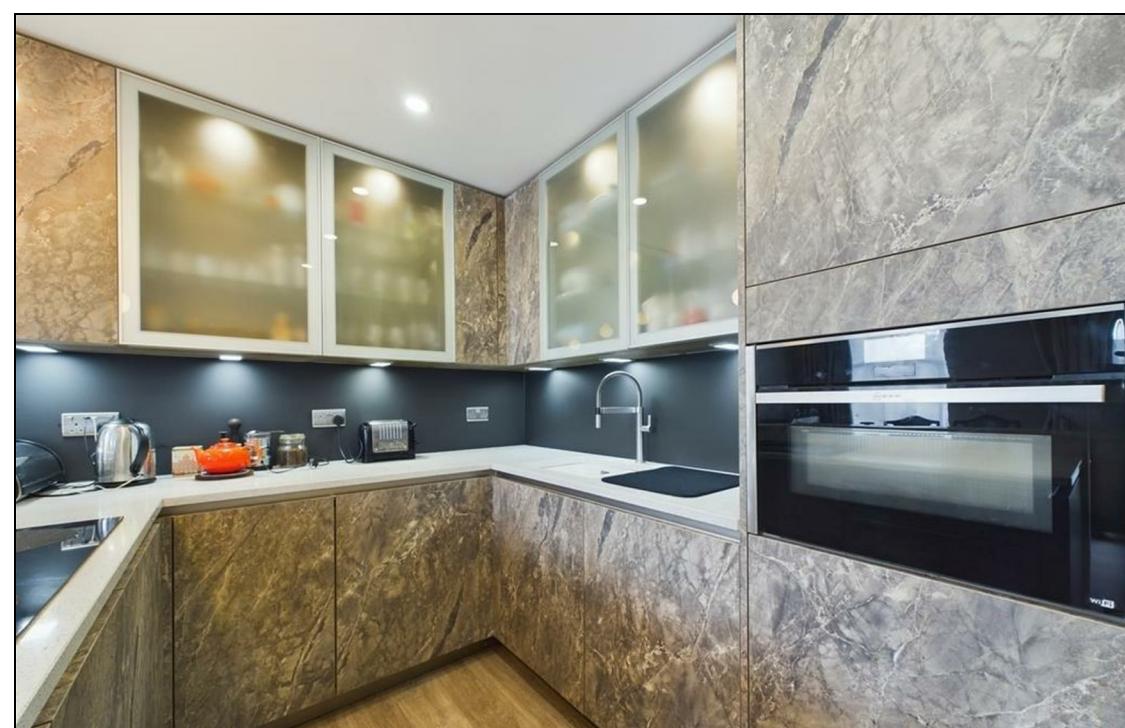
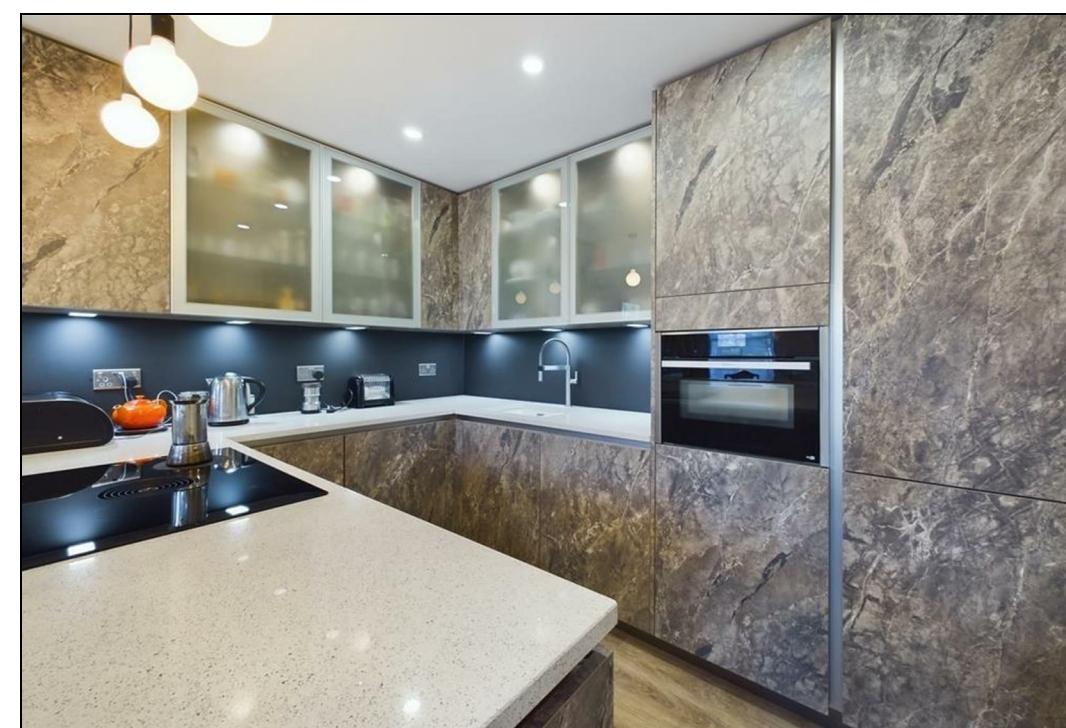
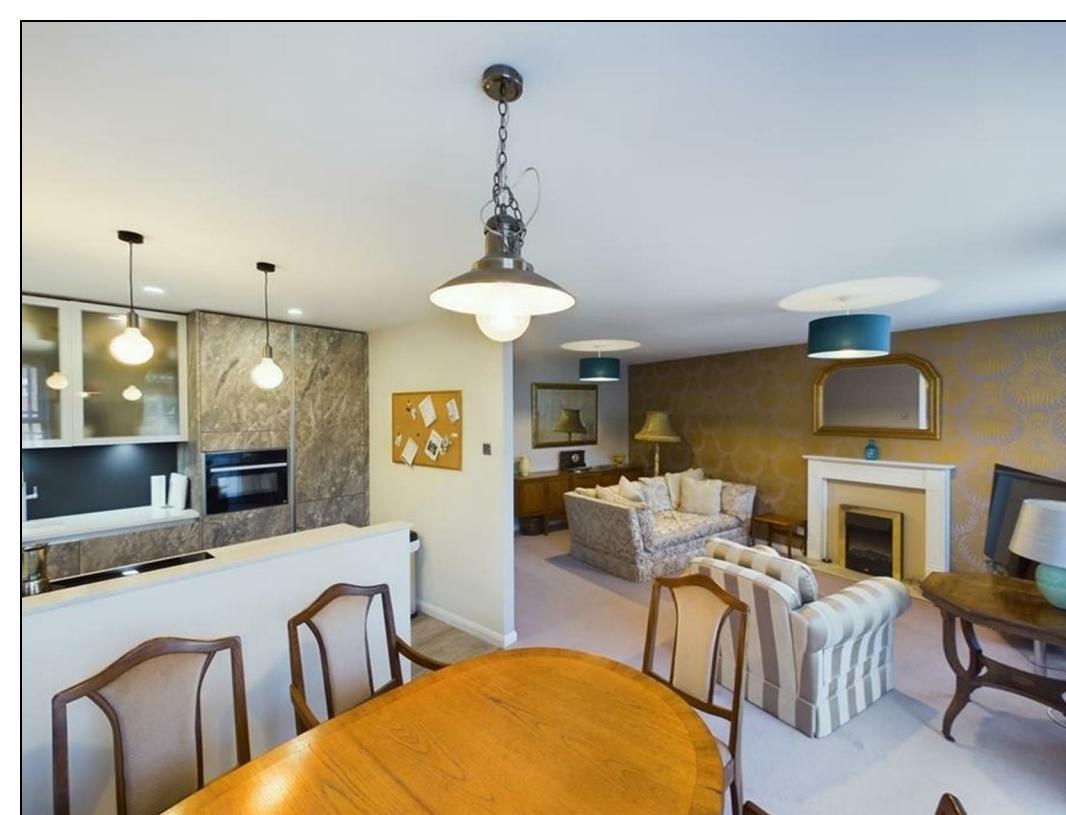


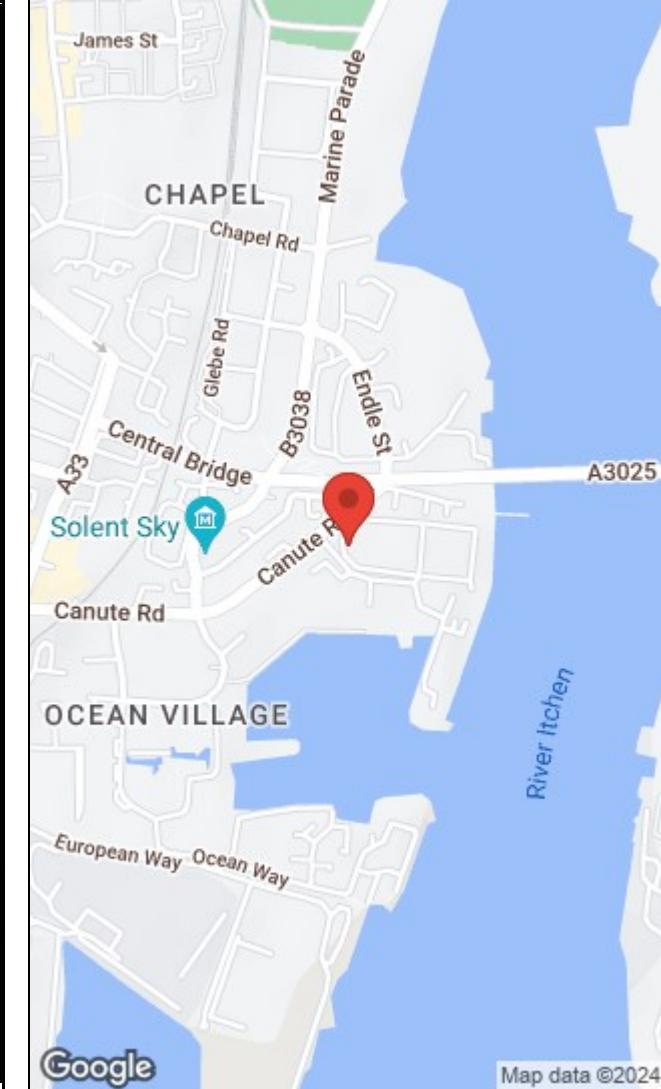
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KEY FEATURES

- Spacious Living Room/ Dining
 - Two Balconies
- Views Over Communal Gardens
- Refurbished Modern Kitchen
- Two generous Bedrooms
- Ample storage
 - Garage
 - Parking
- Secure Entry System
- City Centre Location Close to Marina







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		
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