



HUNTERS[®]
HERE TO GET *you* THERE



HUNTERS
C

Ordnance Road, Southampton

Per Calendar Month £630 Per Calendar Month



****NEWLY REFURBISHED – ALL BILLS INCLUDED****

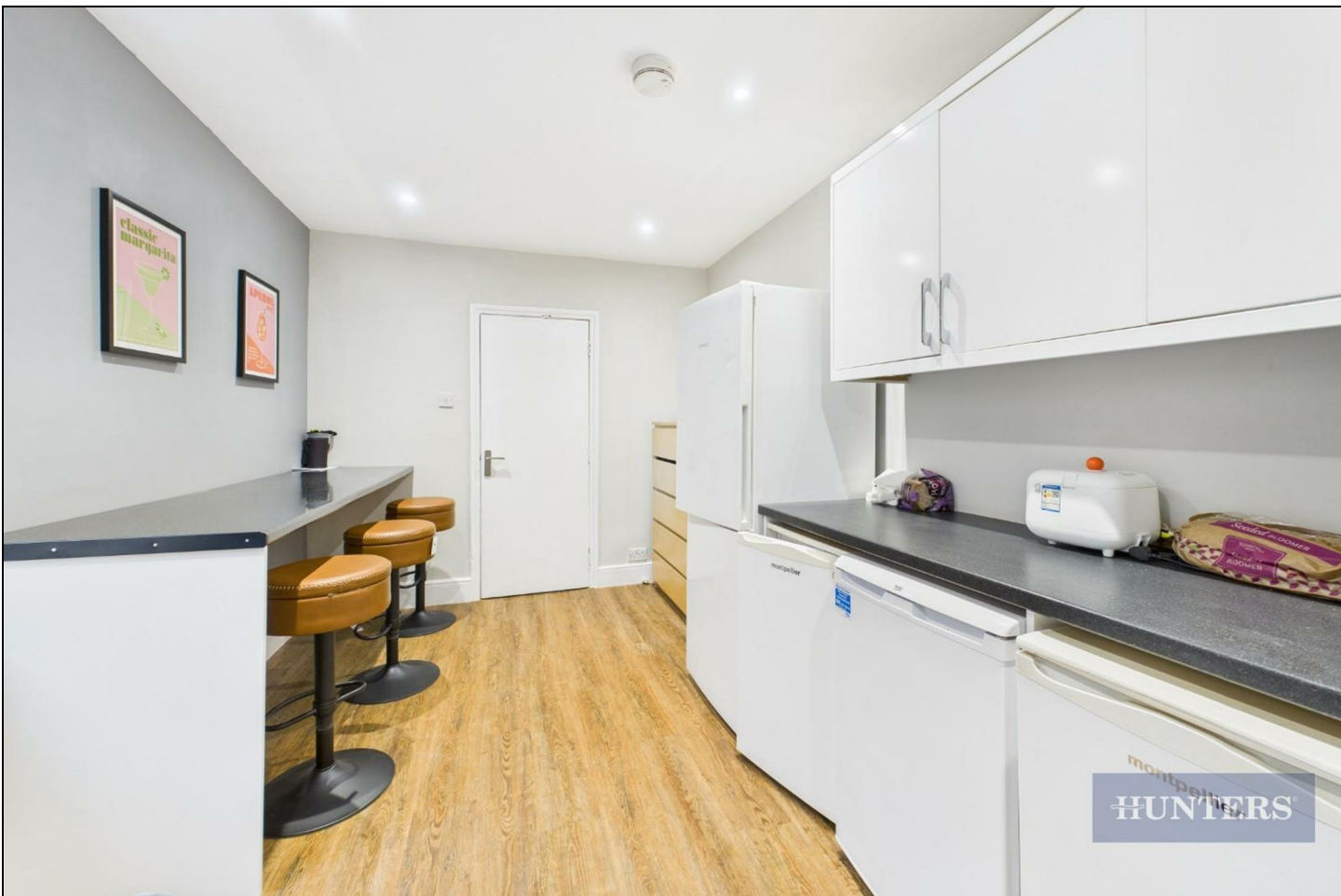
Available as part of 1 of 4 rooms. This newly redecorated property is ideally located on a quiet cul-de-sac in the heart of the city centre, just moments from London Road and Bedford Place. Offering modern, comfortable living, the house comes fully furnished with all bills included and is available for move-in immediately.

Suitable for students and professionals, each room comes fully furnished with brand-new furniture, including a double bed with mattress protector, wardrobe (some with built-in storage) and drawers, bedside table, desk and chair. A fully equipped kitchen and dining area, two modern shower rooms, and an enclosed rear garden.

All bills are included in the rent, covering electricity, gas and water (subject to fair usage), council tax and high-speed cable broadband. A regular cleaner attends to the communal areas, and a dedicated maintenance team is available for any assistance or concerns.

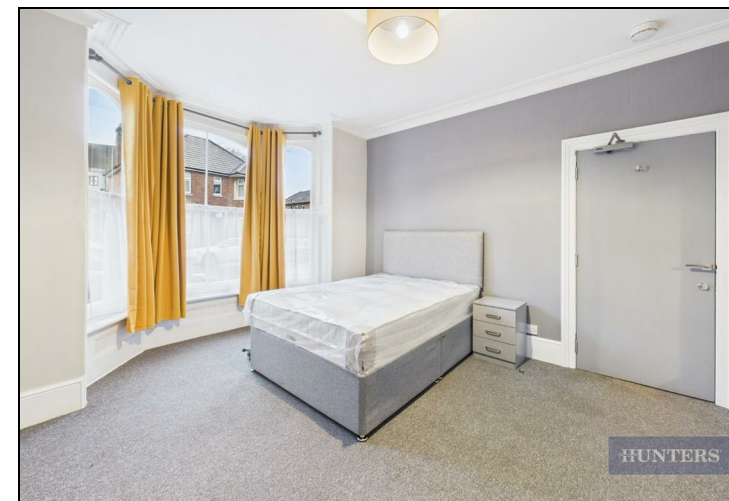
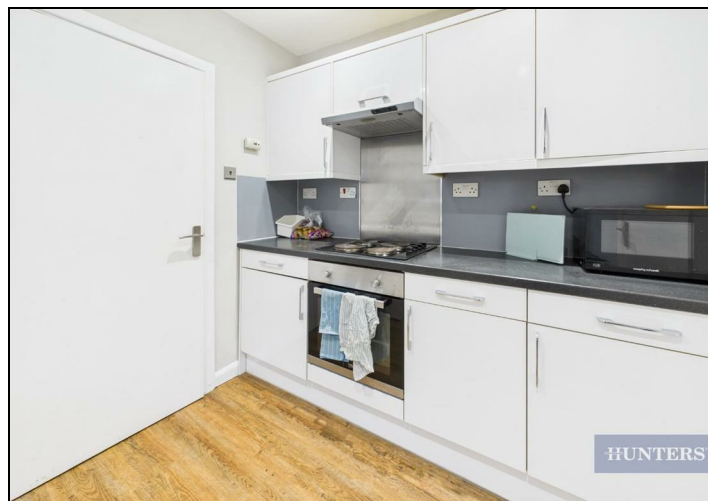
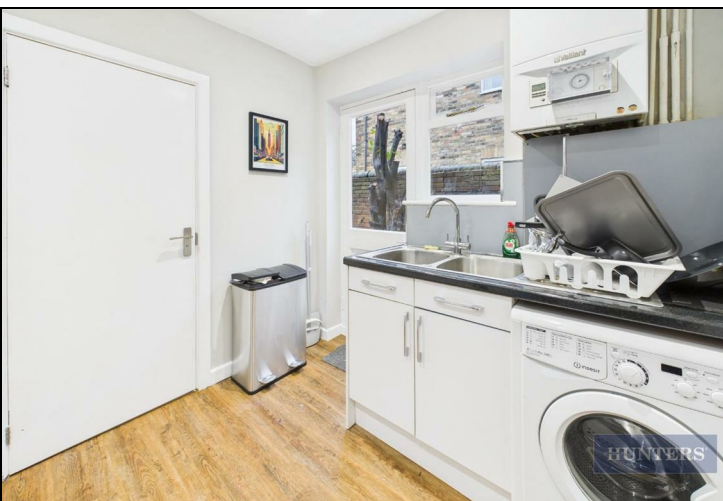
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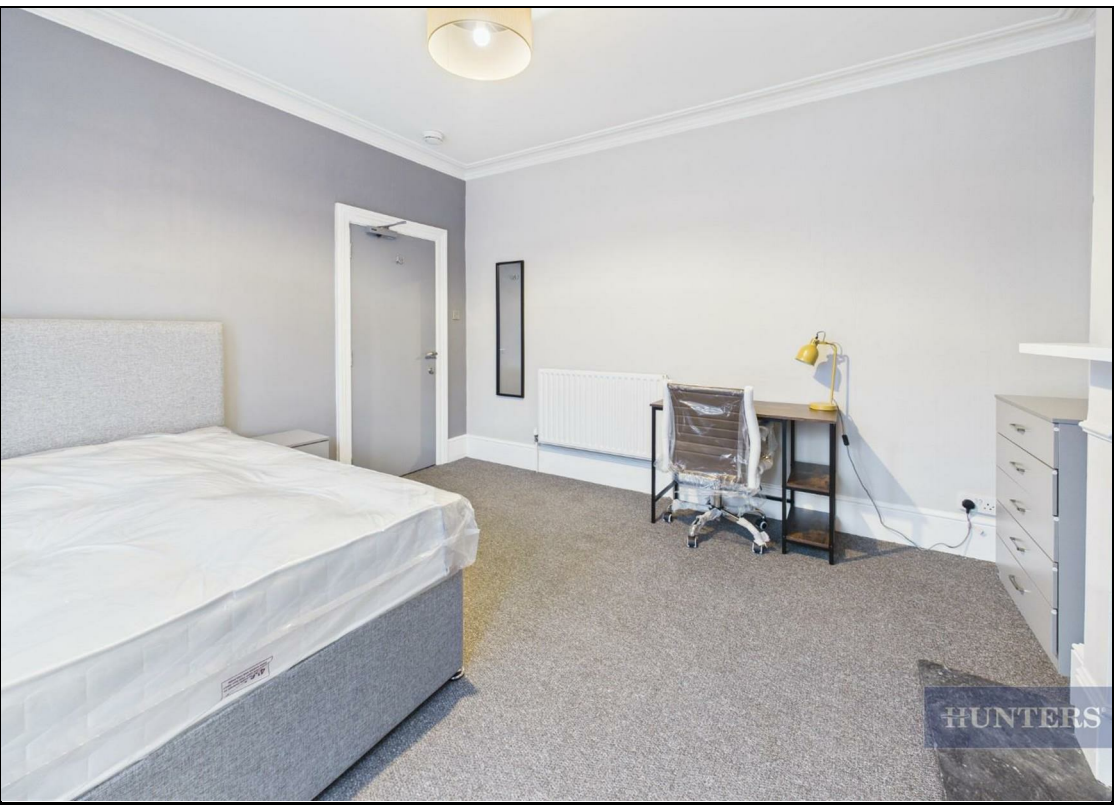




KEY FEATURES

- Newly refurbished throughout
 - All bills included
 - City centre
- Fully furnished rooms
- Modern shared kitchen
 - Two shower rooms
- High-speed broadband included
- Cleaner and maintenance provided







Ground Floor



Floor 1

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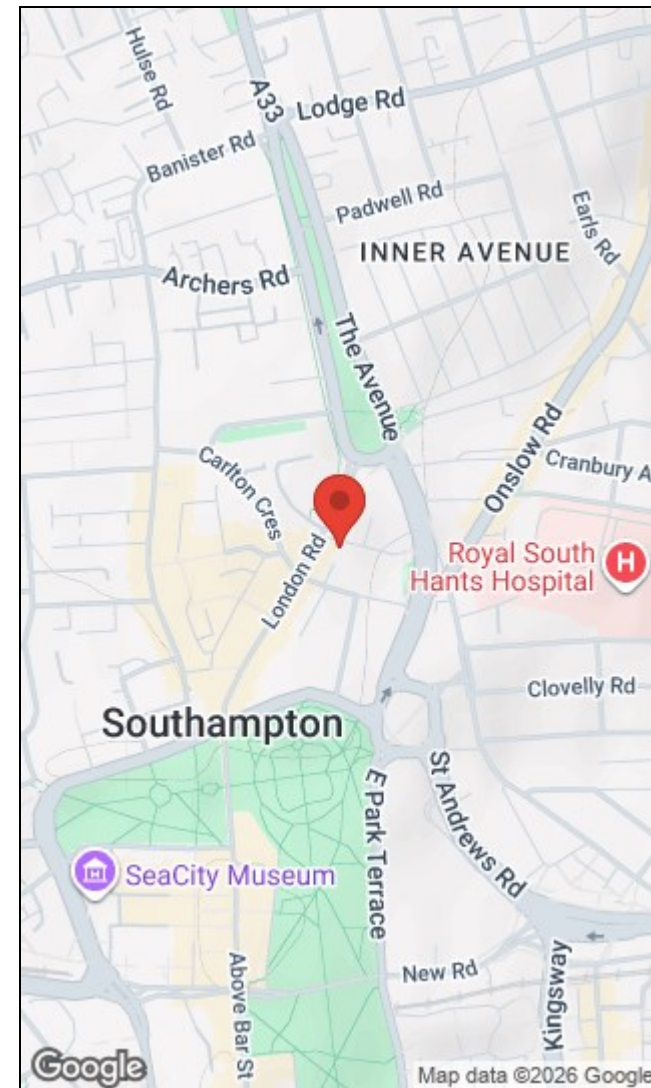
Approximate total area⁽¹⁾



96.3 m²
1037 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.

GIRAFFE360



Energy Efficiency Rating	Current	Potential	Environmental Impact (CO ₂) Rating	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not energy efficient - higher running costs</p>		<p>84</p> <p>69</p>	<p>Very environmentally friendly - lower CO₂ emissions</p> <p>(92 plus) A</p> <p>(81-91) B</p> <p>(69-80) C</p> <p>(55-68) D</p> <p>(39-54) E</p> <p>(21-38) F</p> <p>(1-20) G</p> <p>Not environmentally friendly - higher CO₂ emissions</p>		
<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>			<p>England & Wales</p> <p>EU Directive 2002/91/EC</p>		

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