

# HUNTERS<sup>®</sup>

HERE TO GET *you* THERE



## Castle Street

Southampton, SO14 6HE

£1,375 Per Calendar Month



### \*\*STUDENT PROPERTY\*\*

We are delighted to offer a three bedroom student house. The property comprises entrance hall, living room, kitchen/diner, three bedrooms, study, bathroom and enclosed rear garden. Offered furnished and within walking distance of Portswood and Southampton City Centre.

The tenancy entered into is an AST (assured shorthold tenancy) where each tenant and chosen guarantor is joint and severally liable for the duration for the tenancy.

Bills included is an optional extra that can be discussed with the agent on viewing the house.





ENTRANCE HALL  
Radiator, under stairs storage and power points.

LIVING ROOM 11'9" x 14'9" (3.59 x 4.5)  
Bay window to front aspect, radiator and power points.

KITCHEN DINING ROOM 10'4" x 13'7" (3.15 x 4.13)  
Range of eye and base level units with worktops and stainless steel sink and drainer. Free standing cooker, fridge/freezer and washing machine. Windows to rear and side aspect, radiator and power points.

BEDROOM 9'10" x 11'10" (3 x 3.6)  
Windows to side and rear aspect, radiator and power points.

LANDING  
Built in storage cupboard

BATHROOM 5'3" x 7'9" (1.6 x 2.36)  
Three piece suite comprising bath with shower over, WC and sink. Window to side aspect and radiator.

STUDY 5'7" x 11'5" (1.69 x 3.49)  
Built in wardrobe, radiator, window to side aspect and power points.

BEDROOM 9'9" x 11'10" (2.98 x 3.6)  
Window to rear aspect, radiator, built in wardrobe and power points.

BEDROOM 13'4" x 14'9" (4.06 x 4.49)  
Bay window to front aspect, built in wardrobes, radiator and power points.

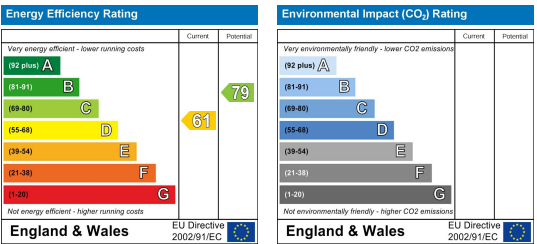
Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. **THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.