



**Connells**

Romsey Road  
Southampton



## Property Description

This well-presented two double bedroom home is ideally located with excellent access to Southampton General Hospital, Shirley High Street and major motorway links, making it perfect for professionals and commuters.

The property offers a modern open-plan kitchen leading into a bright and spacious lounge area, with patio doors opening onto a private rear garden—ideal for relaxing or entertaining.

Upstairs, there are two generously sized double bedrooms and a contemporary family bathroom.

The home further benefits from triple glazing throughout, complemented by a newly installed air ventilation system—allowing for fresh air circulation without the need to open windows. Additional features include two solar panels operating on a feed-in tariff, a recently fitted boiler (2024), gas central heating, and allocated parking.

Situated in a convenient residential area close to local amenities, transport links and green spaces, this property offers comfortable, energy-efficient and practical living in a highly sought-after location.

## Entrance Hall

Access to main living space with stairs to first floor.

## Open Plan Kitchen/Living

26' 3" max x 12' 8" max ( 8.00m max x 3.86m max )

Modern fitted kitchen with integrated

appliances, open into a spacious lounge area with patio doors leading to the rear garden.

## Bedroom One

12' 4" max x 11' 5" max ( 3.76m max x 3.48m max )

Generous double bedroom with space for wardrobes.

## Bedroom Two

14' 7" x 8' ( 4.45m x 2.44m )

Second double bedroom, ideal as a guest room, home office or additional sleeping space.

## Bathroom

6' 1" x 6' ( 1.85m x 1.83m )

Contemporary suite comprising bath with shower over, wash basin and WC.

## Garden

Enclosed rear garden with patio area, perfect for outdoor seating.

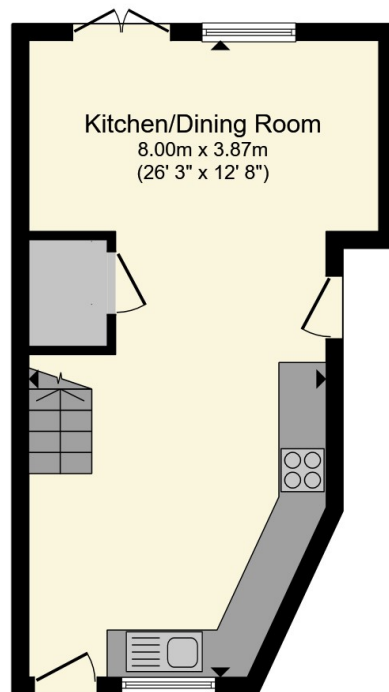
## Parking

Allocated parking space.

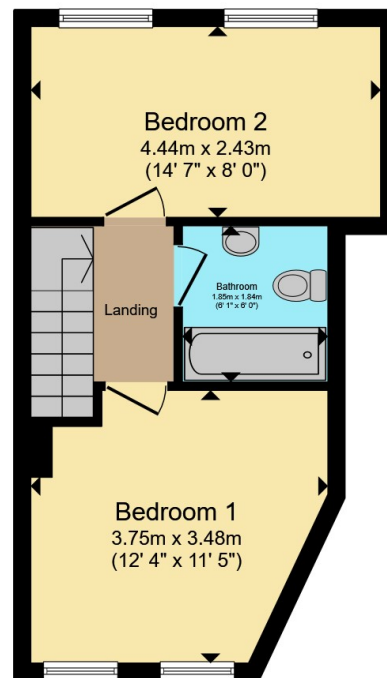








**Ground Floor**



**First Floor**

Total floor area 62.1 m<sup>2</sup> (668 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.io](http://www.propertybox.io)



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EPC Rating: C Council Tax  
 Band: B

Tenure: Freehold

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Property Ref: SSR312848 - 0004