



129 Mortimer Road, Itchen, Southampton, Hampshire, SO19 2HJ

Offers In Excess Of

£710 000

Stanford Estate Agents are delighted to welcome this beautifully presented two double bedroom house in the requested location of Itchen. Benefitting from a recently fitted stylish Kitchen, recently fitted carpets, a stunning and spacious bathroom, 13ft living room, separate dining room and a lovely enclosed Rear Garden. This home is offered with the convenience of no forward chain.

Entrance Hall:
Doors to the living room and dining room, stairs to first floor landing.

Living Room: (13'0" (into bay) x 10'07") max
Double glazed windows to front aspect, fitted blinds. electric wall mounted heater, feature fire surround.

Dining Room: (11'7" x 10'8") max
Double glazed window to rear aspect, door to kitchen, under stairs storage cupboard, feature fire surround, wall mounted electric heater, TV aerial point.

Understairs Storage:
Shelving, gas meter and consumer unit, fitted light.

Kitchen: (13'2" x 8'5")
A tastefully refitted stylish kitchen with a range of wall and base level units with marble effect worksurfaces, fitted electric oven and gas hob with extractor over, sink and drainer with mixer tap over, space and plumbing for a washing machine, double glazed window to side aspect, single glazed windows to rear aspect, modern electric heater, double glazed door to garden.

First Floor Landing:
Doors to all rooms.

Bedroom One:
Smooth plaster ceiling, double glazed window to front aspect, cast iron fireplace, fitted blinds, built in cupboard.

Bedroom Two:
Smooth plaster ceiling, double glazed window to rear aspect, cast iron fireplace, fitted blind, built in cupboard.

Family Bathroom:
Suite comprising panel enclosed bath with shower over, wash hand basin, low level WC, tiling to principal areas, cast iron fireplace, wood effect flooring, obscure double glazed window to rear aspect, modern electric heater.

Front Garden:
Low brick built wall, laid to shingle with various shrubs and a pathway to the front door.

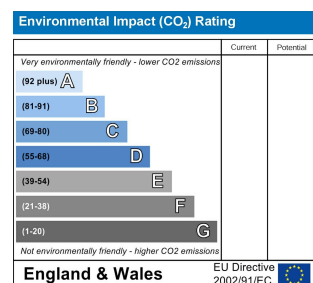
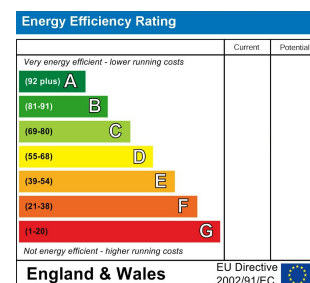
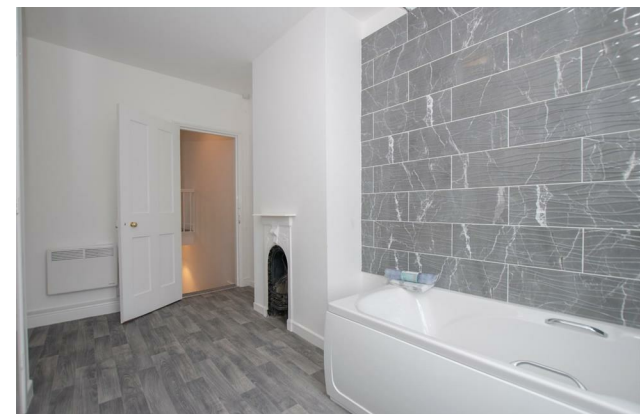
Rear Garden:
Enclosed and laid to lawn with mature flower and shrub borders, storage shed and pedestrian gated access.

Parking:
On Road Parking.

Other Information:
Local Council: Southampton City Council
Council Tax Band: B
Local Primary School: Ludlow Infant Academy/Ludlow Junior School
Secondary School: Oasis Academy Sholing
Sellers Position: No Forward Chain



TOTAL FLOOR AREA: 815 sq. ft. (75.7 sq. m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floor, ceiling, walls and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown here are not intended to be guaranteed as to their operation or efficiency on the date shown.
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