



**Beaulieu Road
Dibden Purlieu
Southampton
Hampshire
SO45**

Offers in Excess of £234,000

bettermove

Beaulieu Road Southampton

Bettermove are proud to present this 2 bedroom retirement property, welcoming cash buyers and over 60's only.

This property benefits from double glazing and electric heating throughout, with permit parking available for approximately £250.00 per annum.

The council tax band is B.

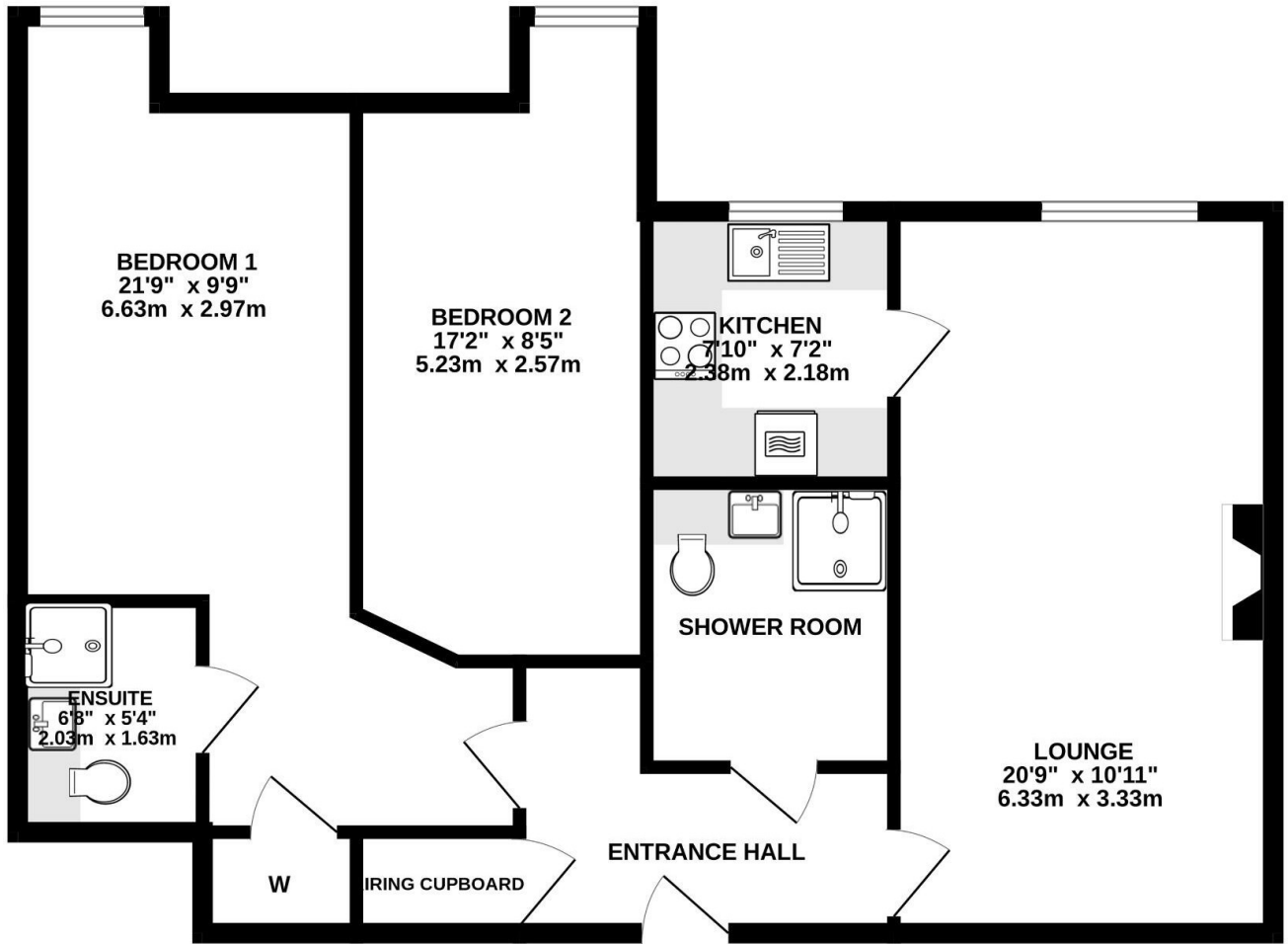
This is a leasehold property with 990 years remaining on the lease; the ground rent is £495.00 per annum, and the service charge is £4,768.92 per annum.

The interior of this beautifully presented, top floor property comprises a spacious living room, fitted kitchen, two good sized bedrooms, with an en-suite and a shower room. The property also benefits from a range of residents' facilities, including a communal lounge, communal gardens, lift access, guest suite and on site house manager.

Located in the sought after village of Dibden Purlieu, Southampton, the property is close to a range of amenities, including shops, supermarkets, restaurants, and pubs. Excellent transport links can be found from Beaulieu Road Train Station (4.8 miles), a variety of local bus routes, and quick access to the M27.

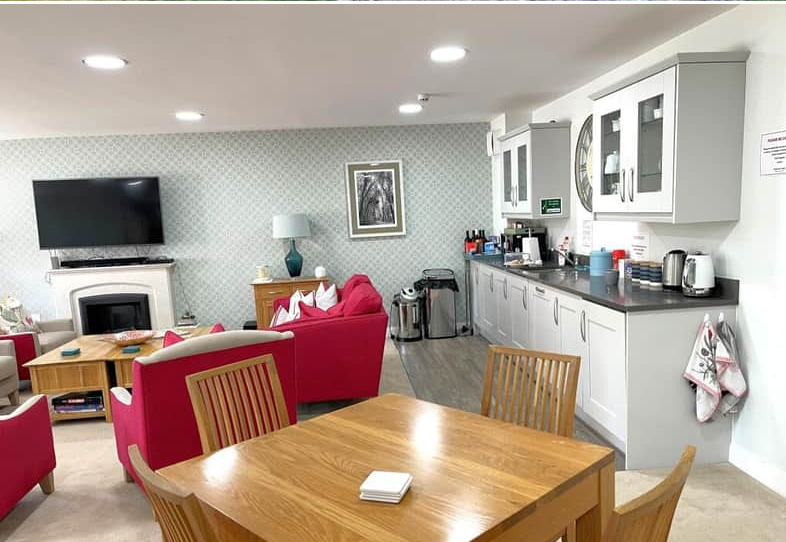
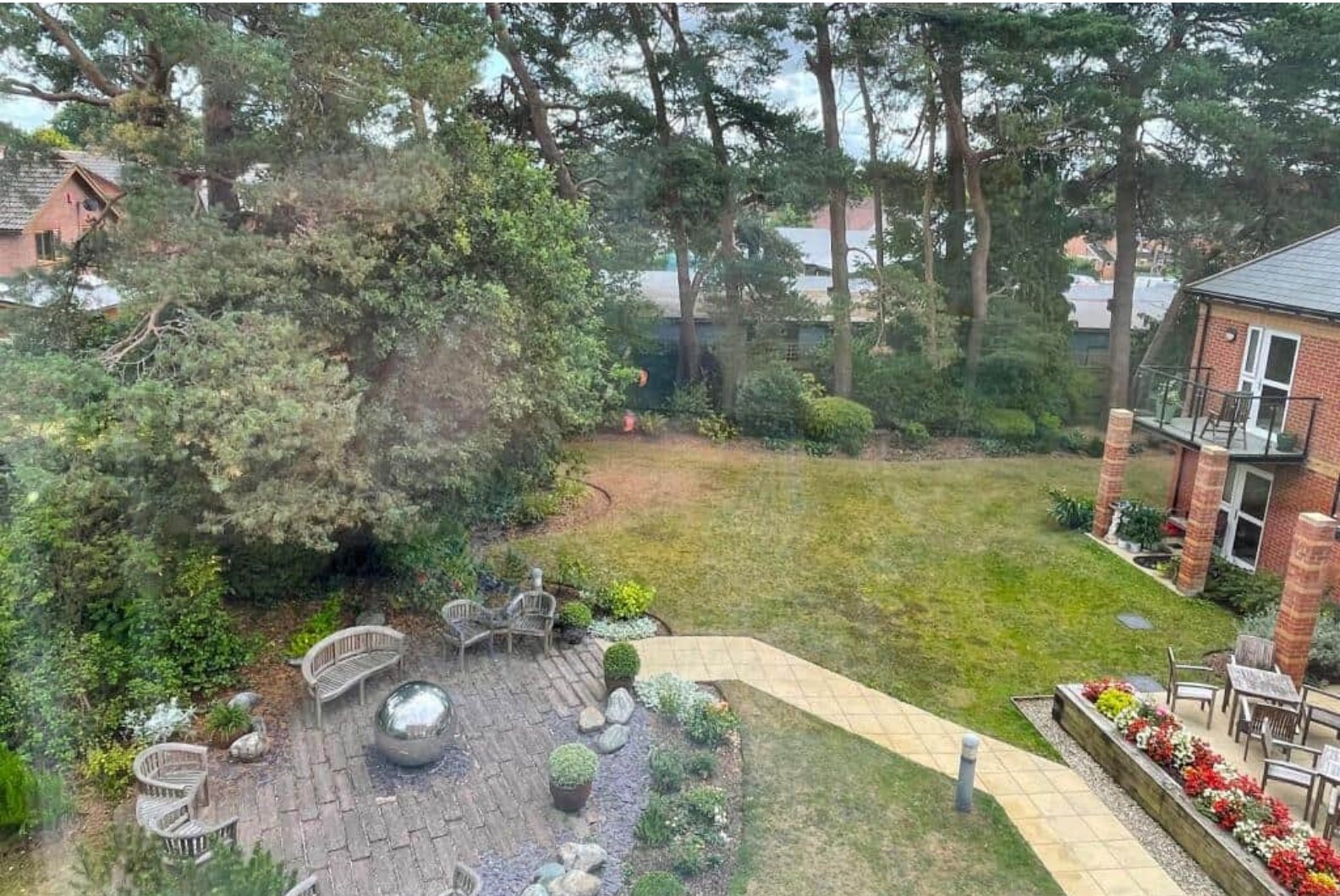
This exciting opportunity should not be missed! All enquiries can be made through Bettermove.





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B	86	86
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



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