

Connells

Cherville Court Mill Lane
Romsey

# Cherville Court Mill Lane
# Romsey SO51 8EX

for sale
**£150,000**







## Property Description

Welcome to this charming one bedroom, upper-floor apartment located in the heart of central Romsey. Boasting a prime location, this property offers convenience and comfort within easy reach of local amenities and attractions.

Upon entering, you are greeted by a spacious lounge, perfect for relaxing or entertaining guests. The adjoining kitchen provides a modern and stylish space for cooking and dining.

The apartment features a comfortable double bedroom, providing a peaceful retreat at the end of the day.

Situated within walking distance to the town centre, residents have access to a plethora of amenities including supermarkets, boutiques, cafes, and restaurants. Whether you're looking for a cosy pub to unwind in or a trendy cafe to enjoy your morning coffee, Romsey offers a variety of options to suit every taste.

Additionally, the property is close to the historic Romsey Abbey, allowing residents to immerse themselves in the town's rich cultural heritage. With no onward chain, this apartment presents an excellent opportunity for first-time buyers, investors, or those seeking a convenient urban lifestyle in Romsey.

## Communal Entrance

Stair access to the upper level

## Lounge

Features; window to the front aspect and laminate flooring

## Kitchen

Features; wall, base and drawer units with roll top work surfaces over, stainless steel sink and drainer, localised tiling, space for a washing machine and window to the side aspect. Large fully boarded loft space, with lights and retractable ladder into the kitchen.

## Bedroom

Window to rear aspect.

## Bathroom/ Wc

Features; bath, WC, hand wash basin and window to the side and rear aspect.

## Agent Notes

"Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."







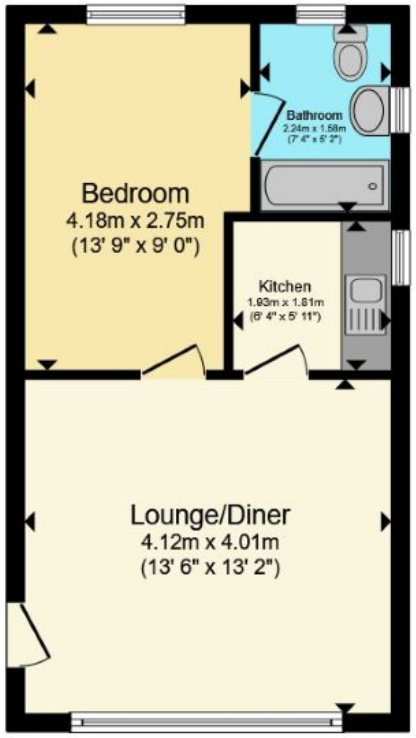







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Total floor area 36.5 m² (393 sq.ft.) approx

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

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To view this property please contact Connells on

**T 01794 830 833**
**E romsey@connells.co.uk**

13a The Hundred
ROMSEY SO51 8GD

EPC Rating: C

Council Tax Band: A

Service Charge: 1730.03

Ground Rent: Ask Agent

Tenure: Leasehold

**view this property online connells.co.uk/Property/ROM307217**

This is a Leasehold property with details as follows; Term of Lease 189 years from 24 Jun 1971. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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