



- > A Four Bedroom Mid Terrace Property
- > Let @ £1,000 Per Calendar Month
- > Offered With Garage & Off Road Parking

## 2 Argyle Road, St. Mary's, Southampton, Hampshire SO14 0BQ

Tenure:  
Leasehold

### Location:

The property is situated within close proximity of both Southampton Solent University and the main city centre of Southampton. The area provides excellent local amenities and Southampton University is also within three miles of the property.

### Accommodation:

GROUND FLOOR: Living Area with Stairs to First Floor, Kitchen, Rear Lobby, Bathroom.

FIRST FLOOR: Landing, Bedroom One, Bedroom Two, Bedroom Three, Bedroom Four.

### Outside:

Garage situated to the rear of the dwelling, courtyard style garden & off road parking available.

### Lease:

The Lease is dated 21st July 1881 for a term of 998 years commencing from 29th September 1879.

### Tenancy Details:

This property is presently Let out on an Assured Shorthold Tenancy Agreement at £1,000 per calendar month. Further details will be contained with the legal pack for this property & can be inspected via the Auctioneers.



### Provisional Viewing Dates and Times:

Tuesday's 10:00am – 10:20am & Thursday's 2:30pm – 2:50pm  
Please ensure that you contact the Auctioneers direct to book your viewing. Staff will NOT automatically attend the above times unless viewings are pre-booked.



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**PLEASE REFER TO THE GENERAL CONDITIONS OF SALE APPLICABLE TO THIS LOT**