



75 MAYFIELD ROAD
SWAYTHLING
Hampshire, SO17 3SW

£1,560 PCM

goadsby.com

STUDENT LET -
GOOD SIZED FOUR
BEDROOM HOUSE
WITH LARGE REAR
GARDEN. GROUPS
OF THREE
WELCOME @
£1450PCM

- Four bedroom house
- Furnished
- Available to groups of 3
- £90 pp/pw
- EPC Rating - Band D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(91-100)	A		
(81-90)	B		B2
(69-80)	C		
(55-68)	D	64	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive	2002

Reference: 239850

Deposit Amount: £1,800

Council Tax: Band B

Furnishing: Furnished

Heating Type: Gas fired hot water radiators

Parking: Permit Parking via Southampton City Council

Utilities:

- Mains Supply Electricity
- Mains Supply Gas
- Mains Supply Water - metered

Drainage: Mains Supply Drainage

Broadband: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Mobile Signal: Refer to Ofcom website
www.ofcom.org.uk/phones-and-broadband

Flood Risk: For more information refer to
gov.uk, check long term flood risk
www.gov.uk/check-long-term-flood-risk

02380 710400
southamptonlettings@goadsby.com

54 London Road
Southampton, Hampshire
SO15 2AH



Four bedroom house within a stones throw of Southampton University offered on a furnished basis and ideal for students.

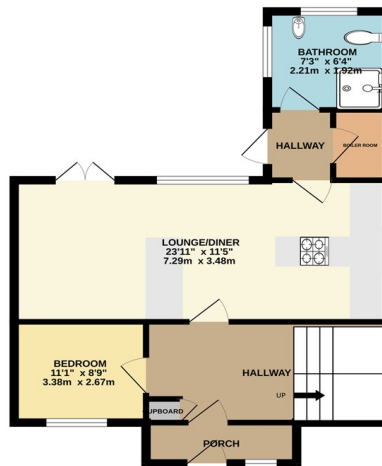
The property comprises entrance hall, downstairs bedroom, open plan lounge with access onto the garden, kitchen with cooker, washing machine and fridge freezer, modern shower room.

On the first floor there are a further three bedrooms.

The property also benefits from gas central heating and double glazing.

Please note the marketing photos for this property were taken before the current tenancy commenced in 2024.

GROUND FLOOR



1ST FLOOR



This Floor Plan is for guidance only and is NOT TO SCALE
Made with Metropix C2024

PLEASE NOTE:

Measurements quoted are approximate and for guidance only. Fixtures, fittings, services & appliances have not been tested and therefore no guarantee can be given that they are in working order. Images have been produced for information and it cannot be inferred that any item shown is included with the property. These particulars are believed to be correct but their accuracy is not guaranteed and they do not constitute an offer or form part of a contract. Solicitors are specifically requested to verify the sales particulars details in the pre-contract enquiries, in particular: price, local and other searches.

Goadsby & Harding (Residential) Ltd
Registered Office: 99 Holdenhurst Road, Bournemouth, Dorset BH8 8DY Registered in England No. 1871280