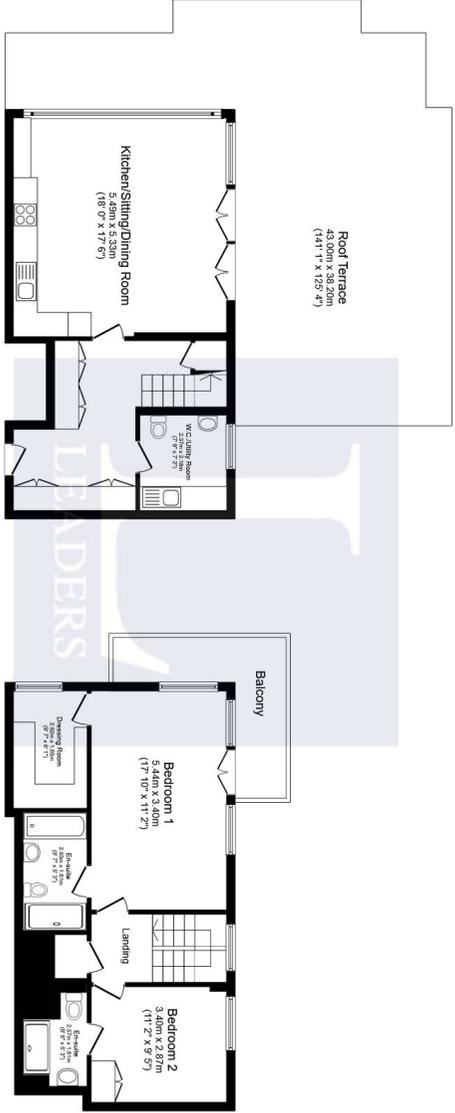
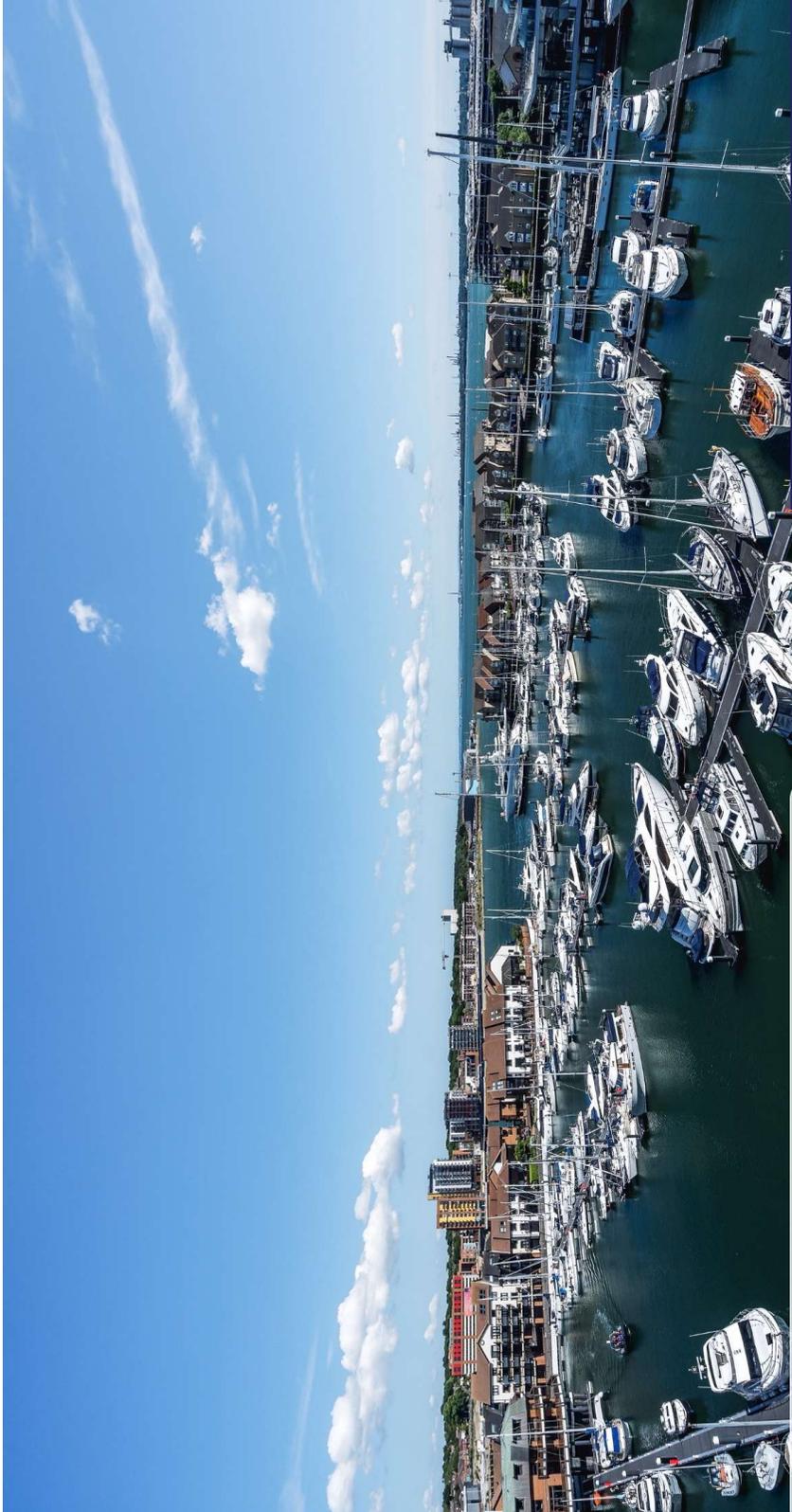


## The Blake Building

Admirals Quay, Ocean Way, SO14 3LJ

£650,000 (Leasehold)



Total floor area 102.0 sq. m. (1,098 sq. ft.) approx

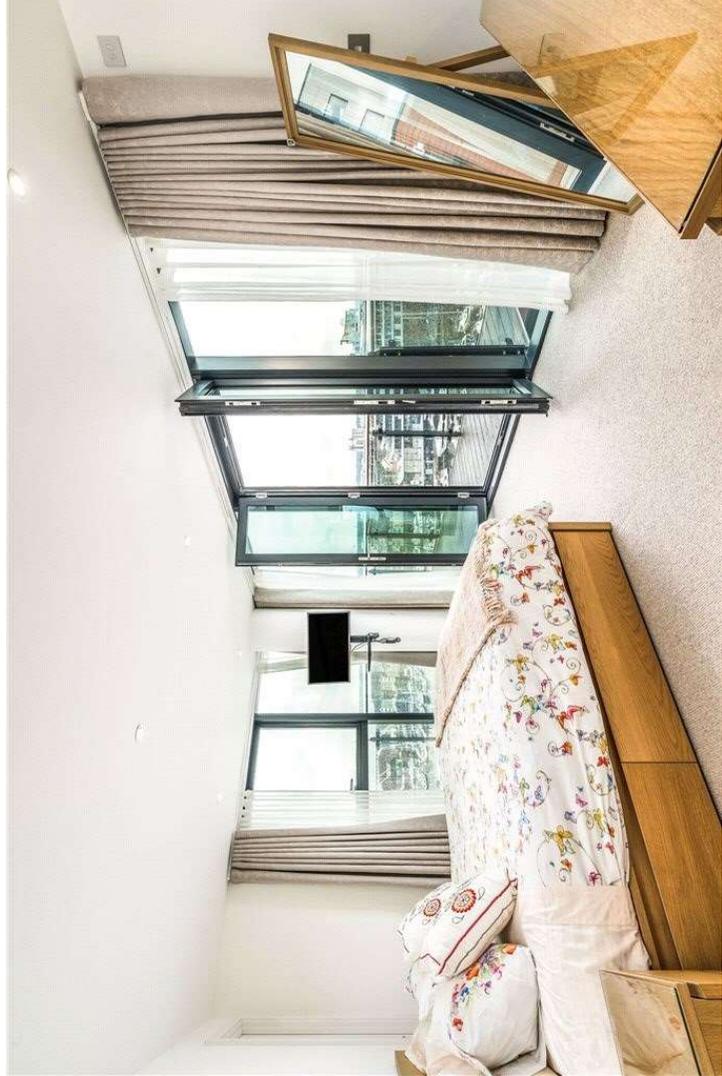
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Plan produced for Leaders. Powered by [www.localagent.com](http://www.localagent.com)

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02380 632288 Unit 8, The Blake Building, Ocean Way, Ocean Village,

Southampton, SO14 3LN

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## The property

Established in 2015, this exquisite two double bedroom duplex maritime apartment reveals 1,098 square foot accommodation, 141 ft luxurious south facing roof terrace with elevated views, utility room, walk in dressing room with bespoke Sharps cupboards, two allocated parking spaces, two en-suite shower rooms and is also situated 0.8 miles from Southampton city centre. Walking into the apartment you are welcomed into a refreshing white wall entrance hall with three liberally sized useful storage cupboards. The open plan modern day living lounge is located on the south aspect of the building and provides floor to ceiling windows with electric blinds a tastefully designed kitchen with built in appliances and an ideal spill out roof terrace where guests can al fresco. The seventh floor also comprises of a walk in utility room/cloakroom and a sweeping wooden staircase with a sizeable landing window. The eighth floor delivers panoramic skyline views across the marina and beyond along with comprising of a master bedroom with a L-shape balcony, walk in dressing room and a generously sized en-suite shower/bathroom suite. The second bedroom is also double in size and merits a further en-suite shower room.

Service Charge: Approximately £3,400 per annum.  
Ground Rent: Approximately £200.00 per annum.  
Lease: Approximately 120 year lease.

Need to talk to a Mortgage Adviser? Call 0333 455 3565

