



**Jones Lane**

**2 Bedroom**

**£1,225 pcm + security  
deposit**

Hythe, Southampton

**PARKERS**







## 14 The Watermark Jones Lane

### Description

- 2 bedrooms
- Lounge with private balcony
- Energy Rating : B
- Allocated Parking
- Available 11 November 2025
- 2 Bathrooms
- Modern fitted kitchen
- Passenger Lift
- Gas Central Heating
- PROPERTY REF: 2207

Another Parkers' EXCLUSIVE MANAGED PROPERTY! Relax, knowing that our experienced management team respond quickly and efficiently to any maintenance request you make. Our regular property visits offer peace of mind and ensure that the latest safety regulations are always in place.

Looking to rent? Make sure it's a Parkers Managed Property!

A modern 2-bedroom first floor apartment, located within a short stroll of Hythe village centre and the waterfront. The property is well-presented throughout and features a good-size front-facing private balcony.

The block as a whole is very well maintained, with spotless hallways and a passenger lift to all floor. Outside, there are well-tended communal areas and a generous allocated parking for one car.

The property achieves a 'B' energy performance rating to keep the utility bills to a minimum, with gas-central heating and UPVC double-glazing throughout.

Utilities: The in-going tenant is responsible for gas, electric, water and council tax bills, in addition to any other service to which they contract.

Deposit: A deposit of 5 x weeks rent is payable.

Pets: We regret that pets are not permitted.

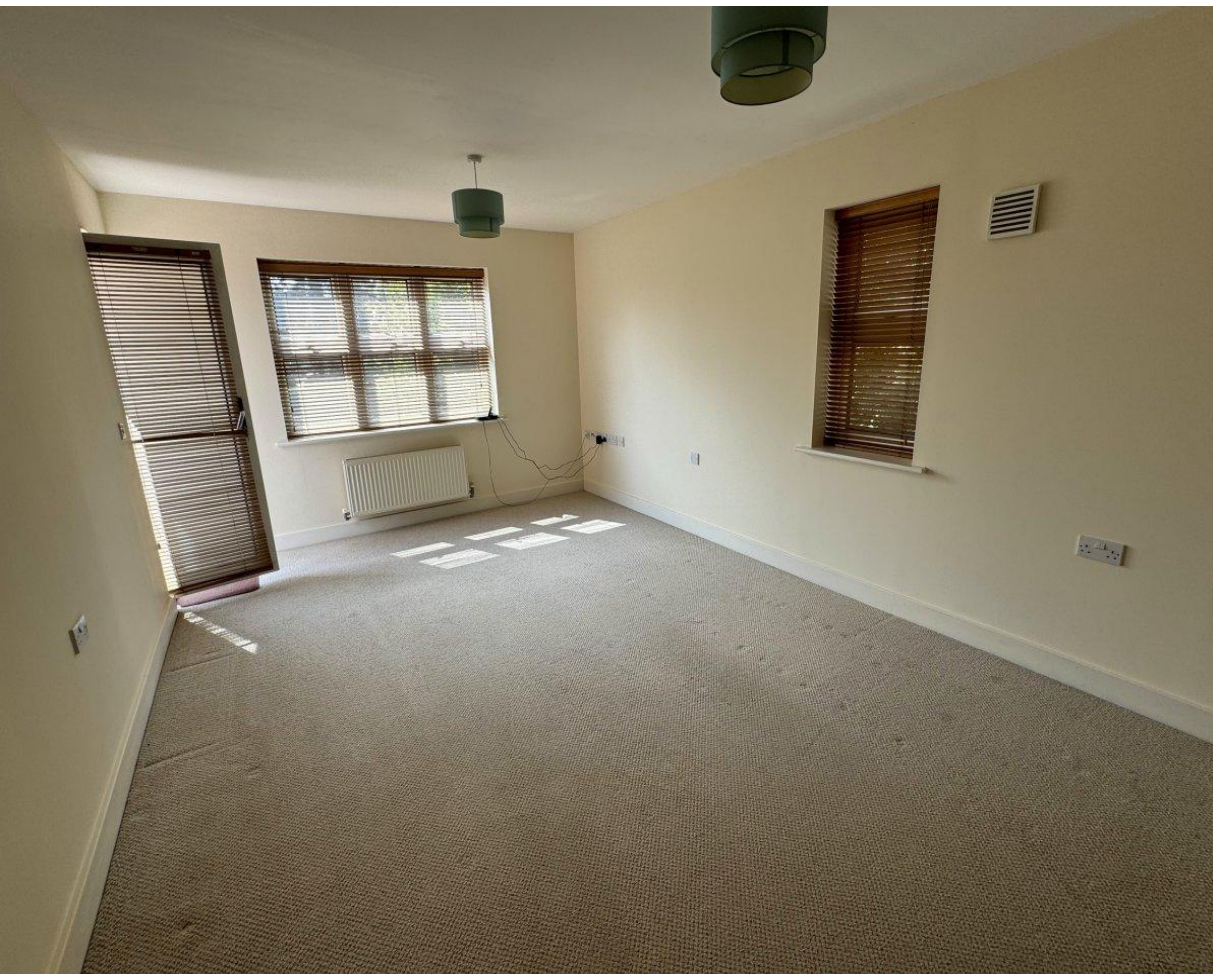
Energy Performance Rating: 'B'.

Council Tax: Band 'B'. New Forest District Council (Hythe & Dibden) £1,735.01 for year 2024 / 2025.

Availability: Available 11/11/2025. Please note that an initial term of six months will apply. A reservation for this property can only be made upon the signing of an Agreement to Lease and payment of the holding deposit, equivalent to 1 x week's rent.







### Accommodation Comprises:

Entrance Hallway

With security entryphone and useful built-in storage cupboard.

Living/Dining Room : 18.41' x 11.32' (5.61m x 3.45m)

Bright and airy reception room, dual aspect and with UPVC door leading to:

Balcony

Private, enclosed balcony.

Kitchen : 8.04' x 7.68' (2.45m x 2.34m)

Offering a good range of eye and base level storage units, with ample work-surface. Integral oven, hob, extractor and fridge / freezer.

Bedroom 1 : 10.10' x 9.15' (3.08m x 2.79m)

(Minimum measurements shown). Double bedroom, with built-in mirror-fronted wardrobe. Further built-in cupboard housing the gas boiler.

En-suite Shower

Modern suite of shower, wash basin and WC.

Bedroom 2 : 11.22' x 6.96' (3.42m x 2.12m)

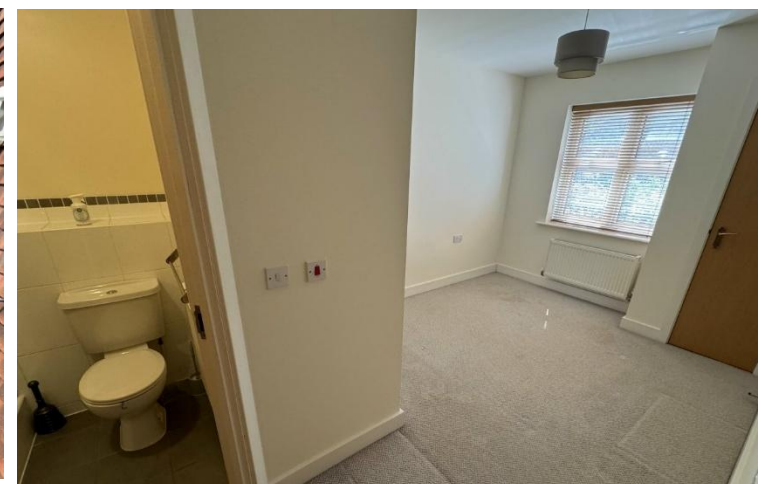
Comfortable second bedroom. Would also make an ideal study or home office.

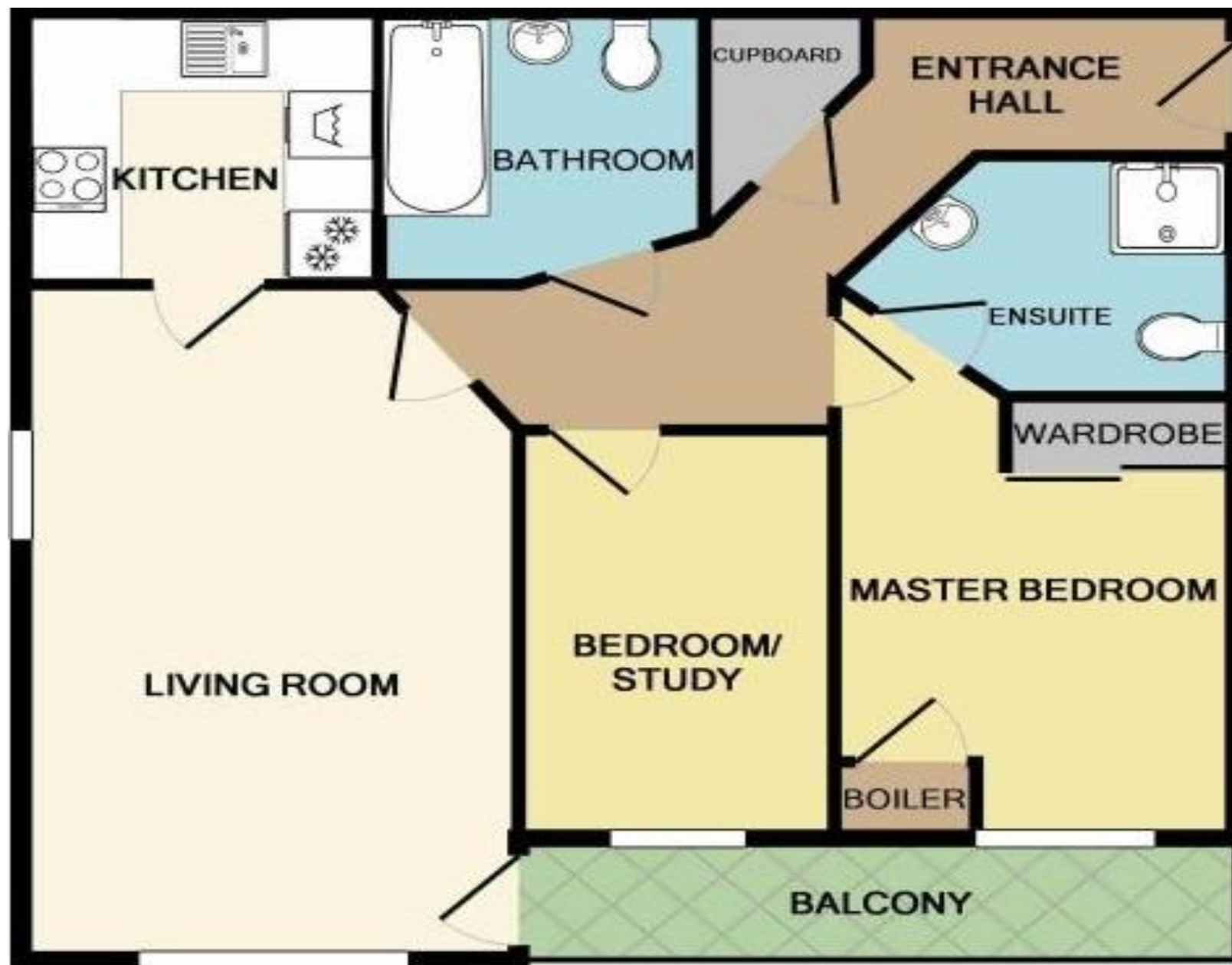
Bathroom

Modern suite of bath, wash basin and WC.

Parking

Generous, allocated parking space to the rear of the building.







Certificate Number : 03472851678890286485

Score	Energy rating	Current	Potential
92+	A		
81-91	B	81	82
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

<https://find-energy-certificate.digital.communities.gov.uk/energy-certificate/03472851678890286485>

### Our Fees

We require a Holding Deposit equal to 1 week's rent (approx £282.69) to secure the property. This holding deposit will be used towards the security deposit and rent in advance if the tenancy proceeds.

This property requires a Security Deposit of 5 week's rent (approx £1413.46)

The following fees may also be charged during your tenancy

Lost/replacement keys/security fobs  
Rent arrears fees/charges  
Change of tenancy

THE PROPERTY MISDESCRIPTIONS ACT 1991: Any areas, measurements or distances are approximate. Land measurements are provided by the vendor and buyers are advised to obtain verification from their solicitor. The text, photographs and plans are for guidance only and are not necessarily comprehensive. Items shown in the property photographs are not included unless specifically mentioned within the sales particulars although they may be available by separate negotiation. Parkers Lettings Limited cannot verify that the fixtures and fittings, equipment or services are in working order or fit for the purpose and buyers are advised to obtain verification from their solicitor. The tenure of a property is based upon information supplied by the seller and buyers are advised to obtain verification from their solicitor.

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