

18 Second Lane, The Life Building, Northampton, NN5 5FE
£139,995 Leasehold

TOP FLOOR APARTMENT WITH PRIVATE OUTDOOR BALCONY. A wonderful opportunity to acquire this lovely second floor flat situated on the popular 'Life-building' development, with all local amenities close by. The flat benefits from gas central heating, timber framed double glazing, intercom entry with entrance door in to hallway with storage cupboard, bathroom with shower over bath, one double bedroom with fitted wardrobes, dual aspect living room open plan to kitchen with fitted cooking appliances and a door to the private outside balcony. Viewing comes highly recommended. EPC Rating: C. Council Tax Band: C.

We have been advised of the following: Ground rent £1 (review date TBC). Service Charge £840.00 pa (review date TBC) 999 year lease from January 1st 2001. This information would need to be verified by your chosen legal representative.

Top Floor Apartment | One Double Bedroom | Lounge Open Plan to Fitted Kitchen | Bath with Shower Over | Private Balcony | Allocated & Visitor Parking Bays

modern marketing · traditional values

HALLWAY

Intercom receiver. Deep airing cupboard housing boiler/hot water storage unit.

DRAFT DETAILS

At the time of print, these particulars are awaiting approval from the Vendor(s).

LOUNGE/DINING ROOM 3.66m x 5.64m (12'0 x 18'6)

Dual aspect double glazed windows to side elevation. Double doors to private balcony large enough for two seated people. Two radiators. Opening to:

KITCHEN AREA 2.69m x 2.49m (8'10 x 8'2)

Double glazed window to front elevation. Wall and base units with work surfaces over. Built in gas hob, electric oven and extractor. Single drainer stainless steel sink with mixer tap over. Space for washing machine. Built in dishwasher and fridge/freezer.

BATHROOM 1.75m x 2.34m (5'9 x 7'8)

Suite comprising panelled bath with shower over, wash hand basin and low level WC in vanity unit.

BEDROOM 4.52m x 4.52m (14'10 x 14'10) Max

Two double glazed window to front elevation. Radiator. Built in double wardrobe.

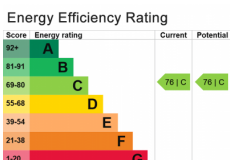
OUTSIDE

PARKING

Allocated parking bay 18c. Separate visitor parking bays.

AGENTS NOTE

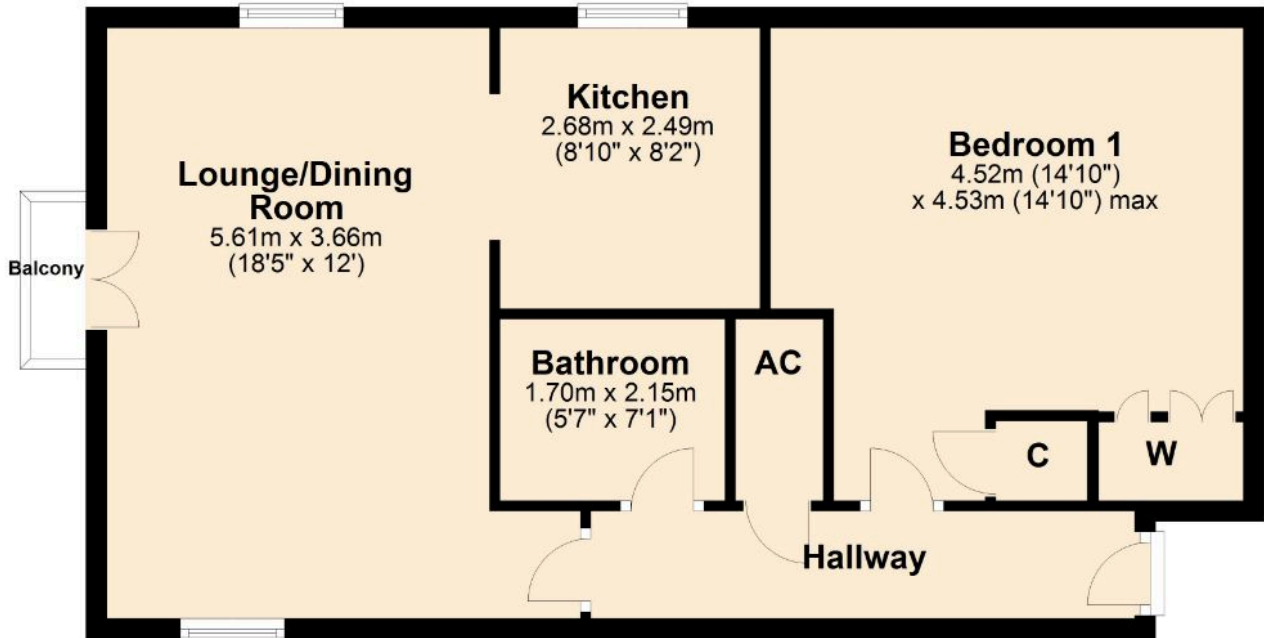
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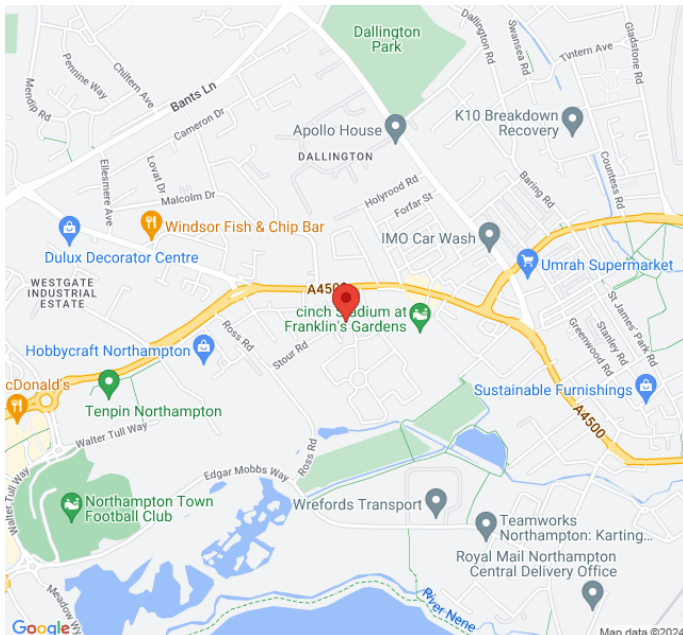
Agents Notes [i] Viewings by appointment only through Jackson Grundy [ii] These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same [iii] Photographs illustrate parts of the property as were apparent at the time they were taken [iv] Any areas, measurements, distances or illustrations are approximate for reference only [v] We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

Floor Plan

Approx. 60.1 sq. metres (647.0 sq. feet)



Total area: approx. 60.1 sq. metres (647.0 sq. feet)



LOCAL AREA INFORMATION

Landmarked by the Grade II listed Express Lift Tower, St James is a district to the west of Northampton town centre known locally as Jimmy's End. Accessed via two main roads, A428 Harlestone Road and A4500 Weedon Road, the A45 ring road can be reached in less than 2 miles and J15a of the M1 in less than 3. Home to Northampton Rugby Union Club, The Saints, it is also along Weedon Road that the majority of shops, businesses and banks are located together with a bingo hall, working men's club and public houses. St James also has its own library, church and primary school facilities whilst also being positioned less than a mile from Northampton town centre's facilities and train station with mainline services to London Euston and Birmingham New Street.

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