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Conyger Close, Great Oakley, Corby

OIRO £120,000 Leasehold

BELVOIR!

EPC Rating B. Council Tax B.



This spacious and modern two bedroom apartment is located on the top floor of a stylish apartment building in the desirable area of Great Oakley on the edge of Corby.

This property features a large living area with a contemporary kitchen. The apartment offers a sleek neutral decor which is perfect for those wishing to add their own stamp to the property.

The living area also boasts a Juliet style balcony which adds to the sense of space and comfort.

The property benefits from two double bedrooms and a generously sized family bathroom. Additional benefits include secure entry points and an allocated parking space. Viewing is essential to appreciate the size and location of this property.

No onward chain.

*Draft - awaiting approval

Entrance Hall

Communal entrance and stairs.

Apartment Hallway

Enter from communal corridor, doors to all rooms and storage cupboard.

Lounge/Diner

4.33m x 4.95m (14'2" x 16'2")

Window to the side, twin French doors and a Juliet balcony to the front, double doors opening into the kitchen, radiator.

Kitchen

2.71m x 2.25m (8'11" x 7'5")

A range of wall and base units with work surfaces over, window to the front, built in oven, hob and extractor, space and plumbing for appliances.





Bathroom

Panel bath with shower over, wall tiling, low level WC, pedestal sink, radiator.

Bedroom One

2.53m x 3.58m (8'4" x 11'8")

Window to the side, radiator.

Bedroom Two

2.29m x 3.65m (7'6" x 12'0")

Window to the side, radiator.

Agents Notes

Lease 125 years from 1 January 2007

Lease Expires 01/01/2132

Ground rent is £150 pa

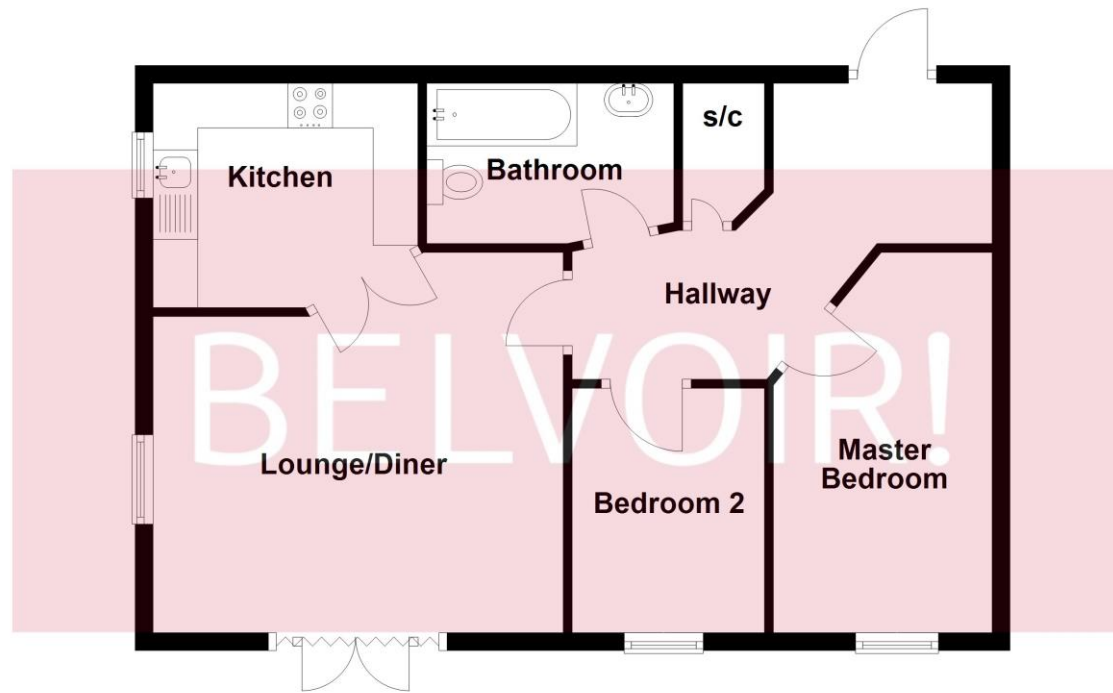
Service Charge £1485.84 pa next review 01/01/2026

Open Space Maintenance £152.55 pa.

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate, are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



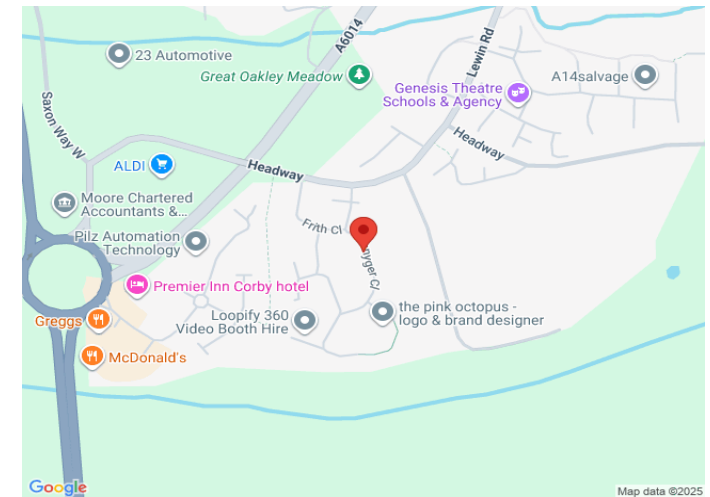
Ground Floor



We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any service, system and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixture and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

Plan produced using PlanUp.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
WWW.EPC4U.COM		



Contact us today to arrange a viewing...

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