



Connells

Aldbury Court St. Georges Street
Northampton

Aldbury Court St. Georges Street Northampton NN1 2TP

for sale
£125,000



Property Description

Accessed via a secure communal entrance hall, a private hallway leads you into this delightful home. The spacious lounge provides a comfortable and versatile living space, perfect for relaxation or entertaining. The separate kitchen is thoughtfully designed and offers ample worktop space and storage, ready for your culinary adventures.

The apartment boasts two generous double bedrooms, providing comfortable retreats for residents or guests. A stylish and modern family bathroom completes the accommodation, featuring contemporary fittings.

Nestled in a highly sought-after location, this apartment boasts unparalleled access to the vibrant Town Centre, with its comprehensive array of shops, restaurants, cafes, and leisure facilities all just a short stroll away. Commuters will particularly appreciate the exceptional proximity to the mainline train station, providing swift and direct links to [mention key cities if relevant, e.g., London, Birmingham, Manchester] and beyond, making daily travel a breeze. Excellent local bus routes and road networks are also easily accessible.

Entrance Hall

Enter via fire door, intercom system, storage cupboard housing water tank.

Lounge

15' 9" x 11' 8" (4.80m x 3.56m)
Double glazed window to the front and side aspects and wall mounted electric radiator.

Kitchen

7' 3" x 8' 2" (2.21m x 2.49m)
Wall and base units, work surfaces sink and drainer unit, electric hob with hood over and space for white goods.

Bedroom One

10' 7" x 8' 6" (3.23m x 2.59m)
Double glazed window to the rear aspect and wall mounted radiator.

Bedroom Two

8' 11" x 13' 11" (2.72m x 4.24m)
Double glazed window to the rear aspect and wall mounted radiator.

Bathroom

Bath, wash hand basin and low level WC, double glazed window to the side aspect.

Parking

One allocated parking space.





To view this property please contact Connells on

T 01604 638 281
E northampton@connells.co.uk

6 Wood Hill
 NORTHAMPTON NN1 2DA

EPC Rating: C

Council Tax
 Band: B

Service Charge: 228.00 Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online [connells.co.uk/Property/NHT413699](https://www.connells.co.uk/Property/NHT413699)

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 1996. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: NHT413699 - 0003