



Wet Room

Obscure double glazed window to side elevation, tiling to walls, electric shower, low level WC, pedestal wash hand basin, towel rail.

Outside

To the rear there is parking for one car.



Property Description

This flat would be ideal for a ****FIRST TIME BUYER**** or ****INVESTOR****. The accommodation comprises lounge/kitchen/diner, two bedrooms and a shower room. Outside there is parking for one car.

The property location is ideal for commuting and has great transport links and good access to local amenities.

Lounge/ Kitchen/ Diner

20' 1" x 14' 11" (6.12m x 4.55m)

Entered via double glazed window and door to front elevation. The kitchen area has a range of wall and base units with work surface over, stainless steel sink and drainer with mixer tap, tiled splash backs, integrated electric oven and hob with stainless steel extractor hood over, integrated fridge/freezer.

Bedroom One

11' 3" x 9' 10" (3.43m x 3.00m)

Double glazed door to rear elevation, wall mounted radiator, built in wardrobe.

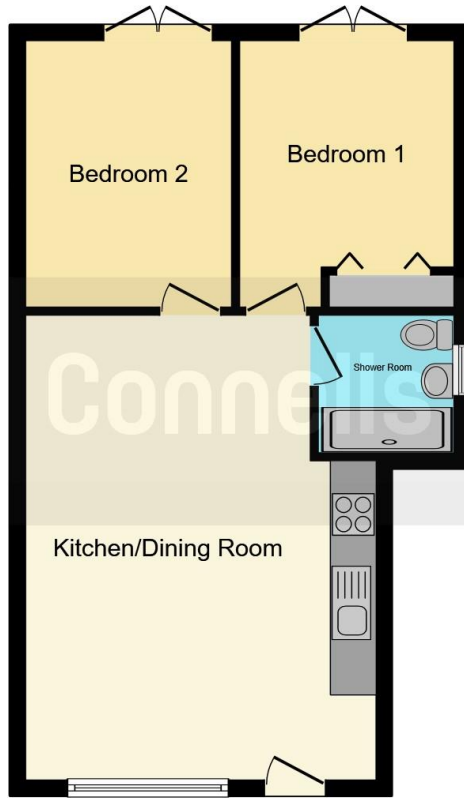
Bedroom Two

11' 3" x 8' 6" (3.43m x 2.59m)

Double glazed door to rear elevation, wall mounted radiator. This room is currently used as an office.







This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 01604 716 655
E kingsthorpe@connells.co.uk

87 Harborough Road Kingsthorpe
NORTHAMPTON NN2 7SL





[view this property online connells.co.uk/Property/KTP406828](https://connells.co.uk/Property/KTP406828)

EPC Rating: B

Tenure: Freehold

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.

