









welcome to

Milton Street, Northampton

A perfect buy for an investor, this two bedroom property is ideally located to benefit from the many local shops, bars and restaurants on the nearby high street and must be viewed to be fully appreciated. The property is in need of renovation.

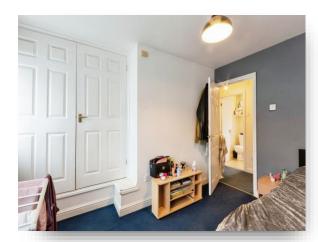












Entrance Hall

Entered via double glazed door to the front aspect, stairs rising to first floor landing, radiator and doors leading to:

Lounge Area

12' 8" x 9' 7" (3.86m x 2.92m)

Double glazed window to the front aspect, gas fire with feature surround and radiator.

Dining Room

13' 5" x 9' 1" (4.09m x 2.77m)

Double glazed French doors to the rear aspect leading to rear garden and radiator.

Kitchen

7' 5" x 6' 4" (2.26m x 1.93m)

Fitted kitchen comprising wall and base units with work surfaces over, stainless steel sink and drainer unit with mixer tap over, tiling to splashback areas, electric oven and gas hob with cooker hood over, plumbing for washing machine, radiator and double glazed window to the rear aspect.

First Floor Landing

Stairs rising from entrance hall, access to loft space and doors leading to:

Bedroom One

12' 1" max x 11' 1" (3.68m max x 3.38m)
Double glazed window to the front aspect, built in wardrobe and radiator.

Bedroom Two

9' 9" x 6' 3" (2.97m x 1.91m)

Double glazed window to the rear aspect and radiator.

Bathroom

Suite comprising bath with mixer tap and shower attachment over, wash hand basin, low level WC and partly tiled.

Externally

Rear Garden

Mainly laid to lawn with paved patio area for seating and fully enclosed with timber fencing.





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- Two Bedrooms
- No Chain
- Poets Corner Location
- Enclosed Rear Garden
- Gas Central Heating

Tenure: Freehold EPC Rating: C

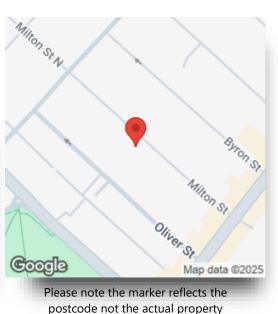
offers over

£180,000





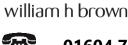




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Property Ref: KIN108808 - 0003 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.







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