



Chestnut Court High Street, Raunds Wellingborough NN9 6HA

welcome to

Chestnut Court High Street, Raunds Wellingborough

William H Brown are pleased to bring to the market this two-bedroom ground floor apartment. The property situated within a quiet modern development and is close to the local amenities.



Entrance Lobby

Entered via part glazed security doors, stairs and lifts rising to all levels and other flats.

Entrance Hall

Entered via Wooden effect door, wall mounted electric radiator and doors leading to all rooms.

Lounge

11' 8" x 10' 10" (3.56m x 3.30m)

Double glazed window to the front aspect, wall mounted electric fire and double glazed Patio doors to the side aspect.

Kitchen

14' 3" x 8' (4.34m x 2.44m)

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 with electric hob and cooker hood over and double glazed obscure window to the side aspect.

Bedroom One

19' 7" x 8' 3" (5.97m x 2.51m)

Double glazed window to the side aspect and two built in wardrobes.

Bedroom Two

12' 4" max x 7' 8" (3.76m max x 2.34m)

Double glazed window to the rear aspect.

Bathroom

Suite comprising shower cubicle with power shower over, wash hand basin, low level WC, fully tiled, door to airing cupboard, door to cupboard house washing machine and double glazed obscure window to the side aspect.



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welcome to

Chestnut Court High Street, Raunds Wellingborough

- Share of Freehold
- Ideal for First Time Buyers
- Off Road Allocated Parking
- Spacious Two Bedroom Flat
- Garden Area

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£170 000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
RDS106537 - 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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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