

# St. Johns House, St. Johns Street, Wellingborough NN8 4LG



# welcome to

# St. Johns House, St. Johns Street, Wellingborough

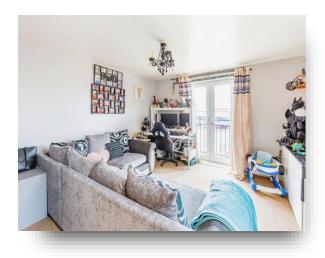
This modern first floor, two bedroom apartment benefits from a modern kitchen and bathroom, gas radiator central heating, allocated parking and is situated close to the town centre. Early viewing is strongly recommended to avoid disappointment.













### **Communal Hall**

**Entrance Hall** Radiator, two built-in storage cupboards.

#### Lounge

12' 2" x 12' 4" ( 3.71m x 3.76m ) Double glazed French doors to Juliette balcony, frosted double glazed window to side, two radiators.

#### Kitchen

8' 7" x 5' 7" ( 2.62m x 1.70m )

Kitchen comprising single drainer stainless steel sink unit inset to work surface, base and wall mounted storage units, built-in oven, hob and extractor hood, plumbing for washing machine, wall mounted boiler, space for fridge/freezer.

#### **Bedroom One**

10' 8" x 9' 10" ( 3.25m x 3.00m ) Double glazed window to side, radiator.

#### **Bedroom Two**

11' 4" x 6' 9" ( 3.45m x 2.06m ) Double glazed window to side, radiator.

#### Bathroom

Suite comprising panelled bath with shower over, pedestal wash hand basin, low level WC, radiator, tiled splash backs, fitted extractor fan.

#### Outside

**Communal Garden** 

**Parking** One allocated parking space.





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- Shared ownership ٠
- 50% share
- Two bedrooms
- First floor
- Allocated parking

#### Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 31 Jan 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £62,500



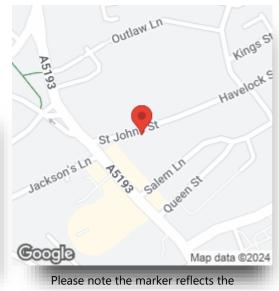


### view this property online williamhbrown.co.uk/Property/WBR113155



Property Ref: WBR113155 - 0004 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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postcode not the actual property

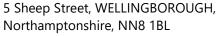
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