



Charles Weston House, Palace Gate, Irthlingborough NN9 5FD

welcome to

Charles Weston House Palace Gate, Irthlingborough

This attractive one bedroom first floor flat is located in the heart of Irthlingborough and within easy reach of the local shops and other amenities. The property is well presented throughout and benefits from allocated parking in the car park at the rear.



Entered Via:

Entrance door to communal entrance hall, stairs to first floor, door to:

Open Plan Living/ Kitchen Area

18' 10" max x 12' 6" (5.74m max x 3.81m)

Two double glazed windows to front, electric radiator. The kitchen area comprises of base and eye level units with work surface over, stainless steel sink and drainer unit, fitted electric oven, gas hob and extractor fan, tiled surrounds and floor, space for white goods, wall mounted entry phone.

Bedroom One

9' 4" x 8' 2" (2.84m x 2.49m)

Double glazed window to rear, electric radiator.

Bathroom

Suite comprising, WC, wash hand basin, bath with shower attachment and glass screen, tiled walls and floor, double glazed window to rear, extractor fan, airing cupboard with hot water cylinder.

**Outside
Parking**

Car park at the rear with an allocated parking space.



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Charles Weston House, Palace Gate, Irthlingborough

- An open plan, light and airy one bedroom first floor flat
- 100 year plus remaining on the lease
- Allocated parking
- Close to shops and other amenities
- An excellent investment opportunity

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£96,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
WBR113284 - 0003

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