



Cora Road, Kettering **Leasehold** £130,000

**Pattison
Lane**

Key Features

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- First Floor Flat
- Two Bedrooms
- NO ONWARD CHAIN
- Good Size Garden
- Easy Access to Main Road Links

This spacious first floor two-bedroom maisonette is offered for sale with NO ONWARD CHAIN or with the option of a tenant in place for investment buyers. Highlights include a garden to the rear and two large double bedrooms. Viewing advised.



GROUND FLOOR



Stairs rising to entrance door.

ENTRANCE HALL

Doors to lounge, kitchen, bedrooms and bathroom.

LOUNGE / DINING ROOM 17'10 max x 14'6 narrowing to 9'10
(5.43m x 4.42m narrowing to 2.99m)

Bay window and further window to front aspect.

KITCHEN 9'8 x 9'5 (2.94m x 2.87m)

Units to base and wall with contrasting work surfaces over.
Space for cooker. Plumbing and space for automatic washing
machine. Two windows to rear aspect and further window to
side aspect.

BEDROOM ONE 12'11 x 10'11 (3.93m x 3.32m)

Window to rear aspect. Storage cupboard.

BEDROOM TWO 13' x 9'5 (3.96m x 2.87m)

Window to front aspect.

BATHROOM

Suite comprising panel bath with mixer tap shower
attachment, pedestal wash hand basin and WC. Window to
rear aspect.

GARDEN

The property benefits from a garden to the rear which would
provide an outside eating / entertaining space.

AGENTS NOTE:

Length of Lease - 125 years from 22 January 2001

Annual Ground Rent - £40.00

Annual Service Management Charge - £360.00

Selling your property?

Contact us to arrange a **FREE** home valuation.

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 SCAN ME



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