

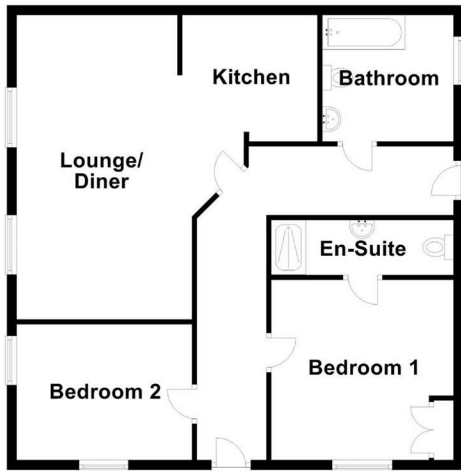


Sainsburys Supermarket and other Retail Outlets. With good public transport links, Motorway access to M1 and situated 3 miles from Northampton town centre and 4 miles from Northampton train station.

HOW TO GET THERE

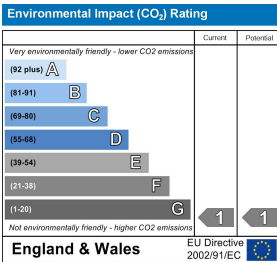
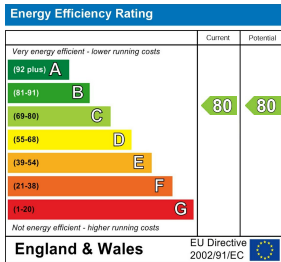
From Northampton town centre proceed in a westerly direction along the A4500 Weedon Road to the roundabout junction with Tollgate Way and take the first exit onto Upton Way. Turn right at the second roundabout into High Street, Upton and then take the first turning on the right into Black Cat Street, go over the crossroads onto Clickers Mews, turning left at the fork taking the first right onto Clickers Drive where the property can be found in front on the left.

DOIWM31032022/9311



Not to scale. For illustrative purposes only

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31 Clickers Drive, Upton, Northampton, Northamptonshire, NN5 4ED



£195,000 Leasehold

Spacious Two-Bedroom Ground Floor Apartment in Popular Upton Location. An excellent opportunity to purchase a beautifully presented two-bedroom ground-floor apartment situated in the highly sought-after area of Upton. Offering a generous internal living space of approximately 870 sq. ft., this home includes its own private street-level entrance and direct access to the residents' car park, providing both convenience and privacy. The accommodation features a spacious open-plan lounge, kitchen and dining area, ideal for modern living and entertaining. There are two well-proportioned bedrooms, with the master benefiting from an en-suite shower room, as well as a contemporary family bathroom. Additional advantages include a designated off-road parking space, and the property is offered with no upper chain, making it an attractive option for first-time buyers, downsizers or investors. Properties of this size are rarely available, so early viewing is strongly recommended.

31 Clickers Drive, Upton, Northampton, Northamptonshire, NN5 4ED

ACCOMMODATION

ENTRANCE HALL

Entered via a private front door, with access to storage cupboard. There are doors leading to :-



BEDROOM ONE

12'03" x 12'01"

With space for a double bed and two casement sash window overlooking the front elevation, range of sockets and panel radiator, fitted double wardrobe, carpeted throughout and door giving access to:-



EN SUITE

8'03" x 3'08"

With WC, wash hand basin with chrome mixer tap over and enclosed shower unit with shower fitted over. With linoleum floor coverings and tiled walls.



BEDROOM TWO

11'09" x 9'01"

With space for double bed, and dual aspect sash windows overlooking front and side elevations, range of sockets and panel radiator. Carpeted throughout.



BATHROOM

With a two casement sash window overlooking the rear elevation, three piece suite of WC, wash hand basin with mixer tap over, and panel bath with shower connected, linoleum flooring and tiled walls.



LOUNGE/DINER

20'04" x 11'09"

Large bright and spacious lounge diner with two, two casement sash windows overlooking the side elevation. Wood effect laminate flooring throughout, range of sockets and television point.



LOUNGE AREA



DINING AREA



KITCHEN

9'08" x 8'05"

Fitted with a range of base and eye level units, one housing an Ideal combination boiler, stainless steel sink with chrome mixer tap over, Hisense oven with gas four burner hob over and stainless steel extractor unit, laminate work surfaces and plinth heater, space for washing machine and fridge freezer.



OUTSIDE

There is direct access to the rear car park via the back door of the apartment. The property is offered with a secure allocated parking space.



TERMS OF THE LEASE

The property is offered with a 150 year lease as of September 2005. Ground rent currently passes at £75 every 6 months and the most recent service charge passed at £701.92 for the previous 6 Months.

AGENTS NOTE

Please note that every endeavour has been taken to ensure accuracy of any lease information but we advise any prospective purchaser to have this checked by their own legal representative.

COUNCIL TAX

Northampton Borough Council - Band D

LOCAL AMENITIES

The Upton area has retail shops, schools, children play area and Upton Country Park. The property is situated within walking distance from Sixfields Leisure Area which provides Cinema, Restaurants, Fitness Centre,

For further information on viewing call 01604 230222