



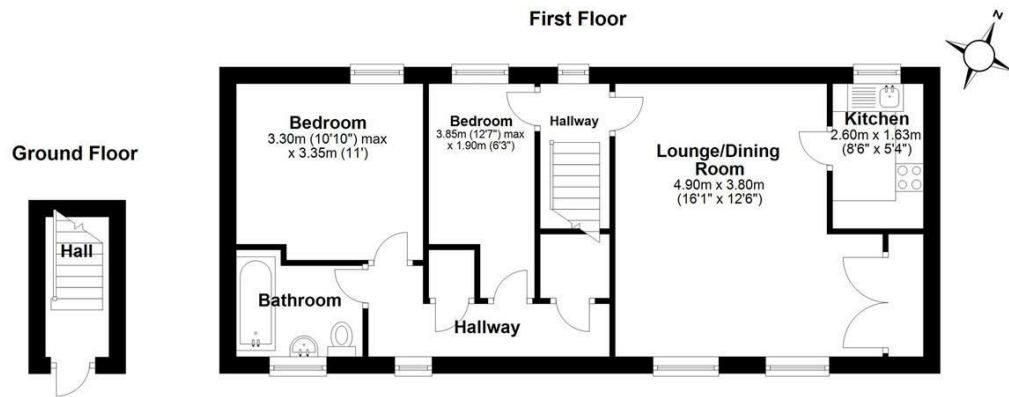
11 DERWENT HOUSE

OUNDLE, PE8 4FE

£145,000
LEASEHOLD

A spacious first floor, energy efficient apartment with two bedrooms, enjoying a very pretty view, set within a courtyard development and with off-road parking - part of a scheme for the over 55's.

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Total Approx Gross Internal Floor Area = 64 sq/m (683 sq/ft)
 FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		73	77
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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