



7 HAVELOCK COTTAGES

OUNDLE | NORTHAMPTONSHIRE

Woodford & Co.
PROPERTY CONSULTANTS & AUCTIONEERS

7 HAVELOCK COTTAGES | OUNDLE | PE8 4DA

A delightful stone cottage with a comfortable double bedroom and a courtyard garden,
set in a picturesque mews, in the heart of historic Oundle

Living Room | Kitchen with Appliances

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Landing | Double Bedroom | Bathroom

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Patio Garden | Communal Parking



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12 Market Place, Oundle, PE8 4BQ

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The Property

7 Havelock Cottage is a charming stone built terraced, Period cottage, which is Listed Grade II, set within a secluded courtyard. The property offers superbly presented accommodation with plenty of character, set over two floors.

The front door opens to the living room which has a window and door to the front. There is a chimney breast, housing a feature fireplace, which creates a cosy focal point. There is a built-in cupboard to one side.

The Kitchen area is fitted with a range of wall and base units with work-surfaces and an inset sink. The electric oven and hob are built in and there is an extractor hood above. There is space for a washing machine and a fridge freezer. Further storage is available beneath the stairs.

Stairs lead from the living room to the first-floor landing. The comfortable double bedroom has a window to the front. There is built-in storage.

The bathroom is adjacent and offers a bath with shower above, a wash basin and a WC.

The pretty garden to the front has slate chippings to create a low maintenance patio with space for a table and chairs. There are shrub borders. Within the communal area there is a bin store. There is communal parking within the courtyard.

Location

7 Havelock Cottage is set within an attractive mews, off East Road, a short walk to the Market Place, Waitrose and many other of the town's facilities.

Oundle offers a range of family run businesses, shops and restaurants, set around the Market Place. Peterborough lies about 12 miles away and offers extensive facilities including main line rail travel to London King's Cross, with journey times from 48 minutes.

Services: Mains electricity, water and drainage. Efficient and controllable electric heating, via wifi & App, if desired.

Maintenance Charge: The residents pay into a fund in order to help maintain the communal areas of the mews. The current charge is £145 per annum. This covers gardening, waste management and communal paths and buildings maintenance. The communal parking charge is £40 per annum.

Conservation: The property sits within the Conservation Area and it is also Listed Grade II.

Tenure: Freehold

Local Authority: North Northants Council. Tel: 01832 742000.

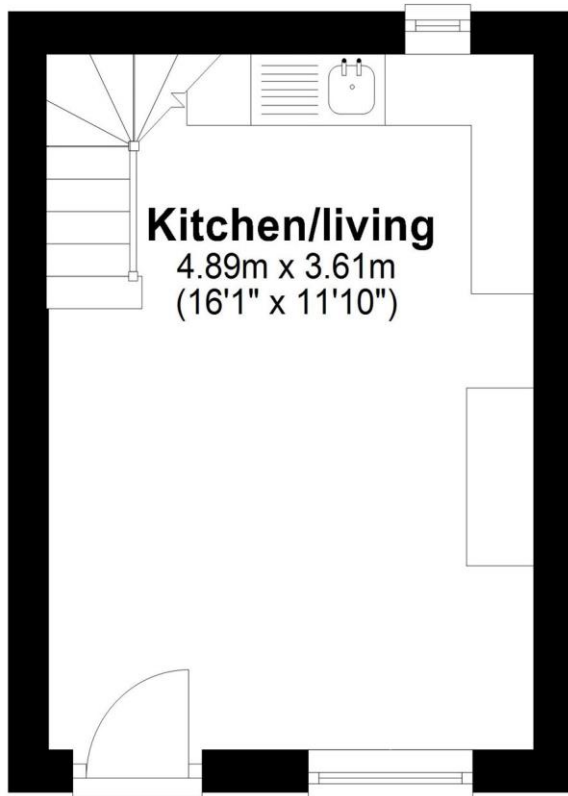
Council Tax: Band B

Viewing: Strictly by appointment with the agent Woodford & Co Tel 01832 274732.

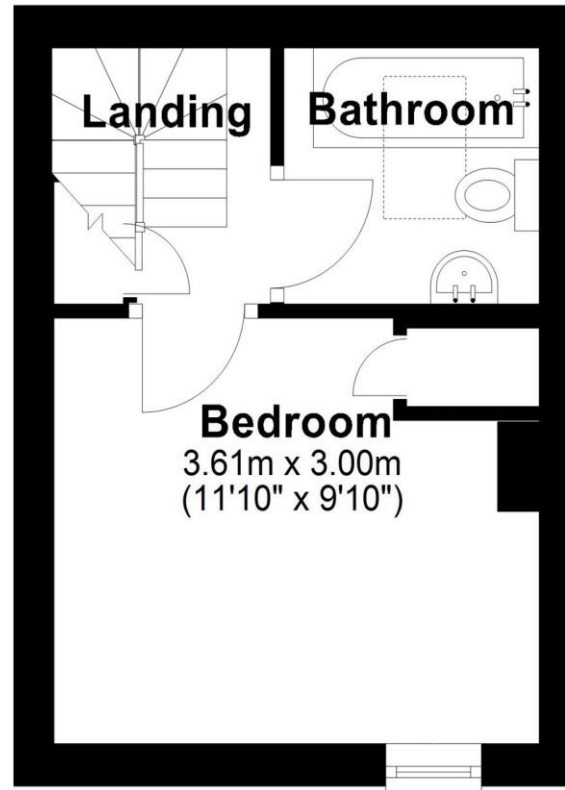




Ground Floor



First Floor



Total Approx Gross Internal Floor Area = 36 sq/m (381 sq/ft)

FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE



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