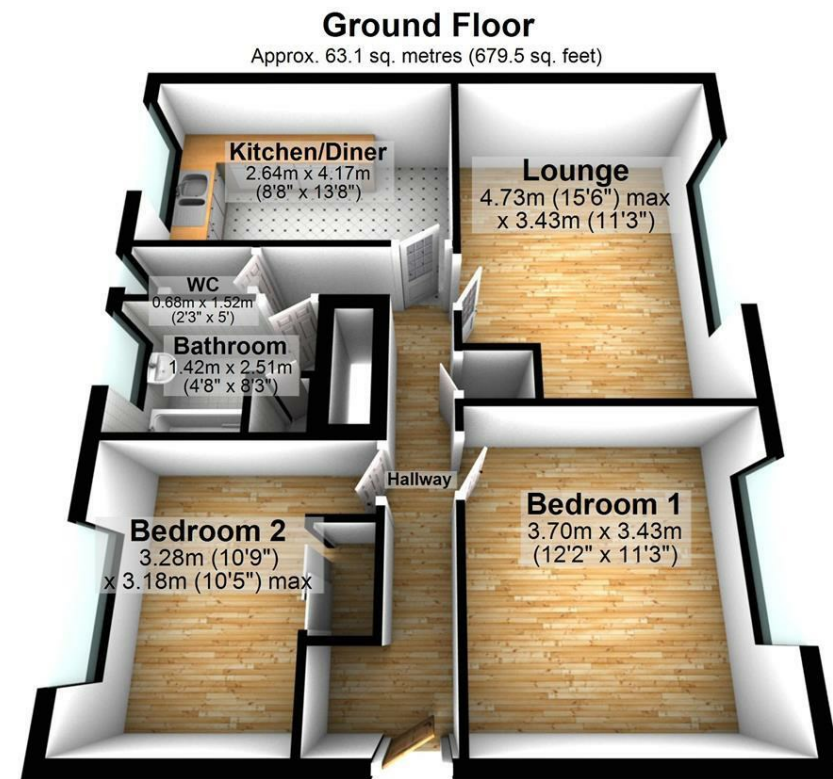




Total area: approx. 63.1 sq. metres (679.5 sq. feet)



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98 Lea Way, Wellingborough, NN8 3NR

£139,995

A GREAT 2 BEDROOM FLAT WITH NO UPWARD CHAIN ! Located close to all local amenities is this spacious flat which benefits from: 2 double bedrooms, lounge measuring over 15ft in length, kitchen/diner, refitted bathroom, UPVC double glazing, gas radiator heating and good quality floor coverings throughout. To the rear of the flat is a large communal garden area and a brick built storage area which is shared with all residents. There is also parking for residents but it is not allocated.

Note***** There are 102 Years left on the lease and £75 a month charge for ground rent and service charge.

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Entrance Hall

Lounge
15'6 max narrowing to 13'2 x 11'3

Kitchen/Diner
13'8 x 8'8

Bedroom 1
12'2 x 11'3

Bedroom 2
10'9 x 10'5 max

Bathroom
8'3 x 4'8



Separate WC
5' x 2'3



Tenure: Leasehold
Council Tax Band: A

Viewing strictly by
appointment with
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Agents Note: Hawksbys have not tested any apparatus, equipment, fitting or services and so cannot verify they are in working order. The Buyer is advised to obtain verification from their Solicitor or Surveyor.

Internal Photographs: If photographs are included showing the interior of a property, these are to show the layout, and purchasers should check to confirm whether any appliances are included in the purchase price.

Offer Procedure: To make an offer you will need to make a appointment with our Financial Advisor to be able to process your offer in the best possible light.

Floor Plans: The plans included in these details are provided for guidance purposes only to show the general layout of the property, they are in some instances NOT to scale.

Buying a house can be complex and stressful. We try very hard to make the transaction as smooth and as trouble free as possible for buyers by guiding them through the process at every stage, including helping them with their mortgage arrangements.

YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOANS SECURED ON IT.
Life Assurance usually required.

AGENTS NOTE: THE ICON ON THE MAP REPRESENTING THE PROPERTY DOES NOT SHOW IT'S EXACT POSTITION IN RELATION TO THE ROAD OR CUL-DE-SAC.

Some of the photographs are taken with an extreme wide lens, as as 18mm, and in some circumstances make the rooms look larger than they are!

