

HENRY BIRD WAY, NORTHAMPTON, NN4

£130,000 | 1 Bed Flat - Purpose Built

BELVOIR!



Belvoir Estate Agents offer for sale this modern one bedroom first floor apartment located just a short walk away from Northampton town centre and the university campus. The accommodation briefly comprises entrance hall, open plan lounge and kitchen, bedroom and bathroom. The property further benefits from gas radiator central heating, upvc double glazing, allocated off road parking space and no onward chain.

This is a leasehold property. The vendor advises the remaining lease is around 103 years and total annual charges including ground rent are £1,555.

COUNCIL TAX BAND: B

- One Bedroom
- First Floor Apartment
- No Chain
- Allocated Parking Space
- Open Plan Lounge & Kitchen
- Close To University Campus
- Close To Town Centre
- UPVC Double Glazing
- Gas Radiator Heating
- Modern Development

Draft Details.

At the time of print, these particulars are awaiting approval from the vendor(s).

Disclaimer.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	79
(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	

Henry Bird Way, NN4

Bedroom

10'11" x 8'0"

(3.33m x 2.44m)

Kitchen/Lounge

21'10" x 10'5"

(6.35m x 3.18m)

Hall

9'5" x 3'3"

(2.87m x 0.99m)

Bathroom

6'8" x 5'9"

(2.03m x 1.75m)

Floor Plan

Approx. Gross Internal Floor Area 387 sq. ft / 35.95 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

