



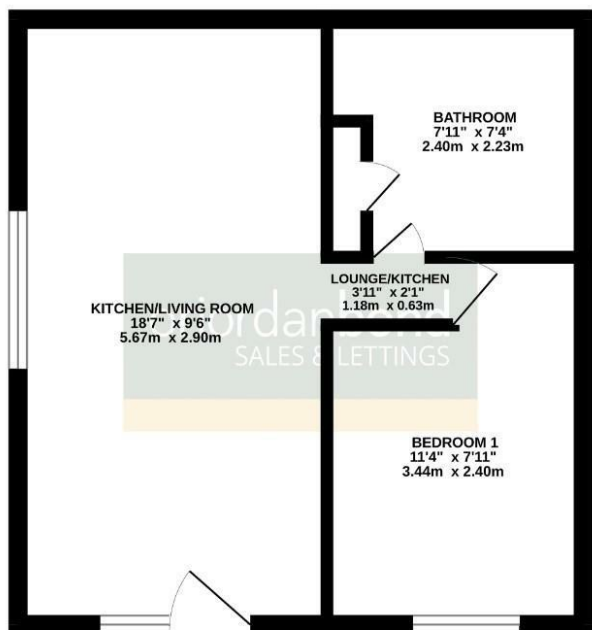
Leatherworks Way

Little Billing, Northampton

oriordanbond
SALES & LETTINGS



GROUND FLOOR
324 sq.ft. (30.1 sq.m.) approx.



TOTAL FLOOR AREA: 324 sq.ft. (30.1 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with floorplan 02/2025

Leatherworks Way

Little Billing

NN3 9ES

OFFERS OVER £145,000

An immaculately presented and spacious one double bedroom ground floor apartment in a Grade II Listed Art-Deco building, located on the former Pearce Leatherworks site, re-developed in 2016.

The accommodation comprises open plan living area with separate lounge and fitted kitchen, one double bedroom and a three-piece bathroom suite. The property is fitted in a sympathetic and modern style with aluminium double glazing, gas fired radiator heating, built-in wardrobes and benefits from allocated off road parking in a residents car park. (A/324/-)

Leasehold Information: Lease Remaining - 140 years (as of 2025) / Ground Rent - £88 (every 6 months) / Service Charge - £1048 (every 6 months)

Additional information

- Council Tax Band: B
- Energy Efficiency Rating: C

Viewing

Viewing strictly by appointment – details below

Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

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