

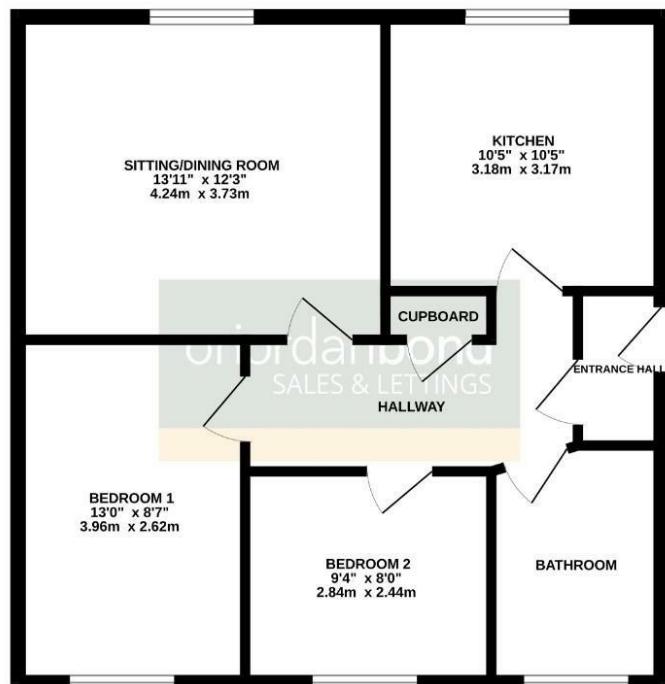


**Wildacre Drive**  
Little Billing, Northampton

**oriordanbond**  
SALES & LETTINGS



GROUND FLOOR



TOTAL FLOOR AREA: 69.6 sq.m. (749 sq.ft.) approx.  
Whilst every attempt has been made to ensure the accuracy of the measurements given here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services and fixtures and fittings shown have not been tested and no guarantee is given as to their operability or efficiency.

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## Wildacre Drive

Little Billing  
NN3 9GG

OFFERS OVER £160,000

A well presented and much improved ground floor apartment, situated in this highly regarded development in Little Billing, located near to Weston Favell Shopping Centre and Northampton Academy.

The accommodation comprises secure communal entry, entrance hall, sitting/dining room, fitted kitchen, two double bedrooms and a re-fitted bathroom. Outside are surrounding communal gardens and allocated parking. Further benefits include gas radiator heating and uPVC double glazing. (A/572/-)

Leasehold Information: Lease Remaining - 113 years (as of 2025) / Ground rent - £350 per annum / Service charge - £1500 per annum

### Additional information

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

### 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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