



**HENDERSON
CONNELLAN**
ESTATE AGENTS

Cleaver Court, Kettering, NN15

"The bungalow alternative"

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With its very own private access, this lovely ground floor apartment has direct access to the communal gardens – situated within this scheme managed developments, a short walk from the mainline railway and the heart of the town centre. The stylish interior is all on one level and includes a welcoming entrance hall with useful storage cupboards, spacious, free-flowing living and dining room with an elegant fireplace with a living flame effect electric fire and the modern kitchen is fitted with contemporary units. The generous double bedroom includes a range of built-in wardrobes, while the refitted shower room boasts a high-specification modern suite. Designed specifically for those aged 60 and over, this desirable development offers peace of mind with pull-cord assistance to the scheme manager and a friendly communal lounge hosting regular resident events. Easy, comfortable living – come and see for yourself.

Living/Dining Room - 6.12m x 3.51m (20'1" x 11'6")

Kitchen - 3.1m x 2.31m (10'2" x 7'7")

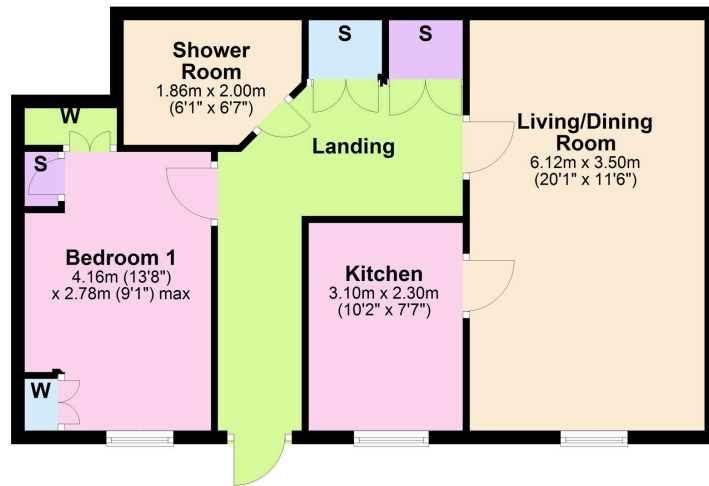
Bedroom 1 - 4.17m x 2.77m (13'8" x 9'1")

Shower Room - 1.85m x 2.01m (6'1" x 6'7")



Ground Floor

Approx. 60.0 sq. metres (646.4 sq. feet)



Total area: approx. 60.0 sq. metres (646.4 sq. feet)

- Ground Floor Retirement Apartment • One Bedroom
- NO CHAIN
- Private Entrance
- COUNCIL TAX: B
- Service Charge: £2460 pa
- Communal Residents Lounge
- One Allocated Parking Space
- EPC RATING: E
- Lease is 125 years from June 1989 - 88 years remaining



Disclaimer: These particulars do not form part of any offer or contract and should not be relied upon as statements or representations of fact. Any areas, measurements of distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive.

15-16 Market Place, Kettering,
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