



1 Brooke House Corporation Street

Corby, NN17 1NJ



**Simpson West**

-PUBLIC NOTICE-

(1 Brooke House, Corporation Street Corby, NN17 1NJ)

We are acting in the sale of the above property and have received an offer of £75,000 on the above property. Any interested parties must submit any higher offers in writing to the selling agent before exchange of contracts takes place.

Occupying a fantastic position in Corby Town Centre is this rarely available TWO bedroom second floor flat that is ripe for refurbishment. The property itself is located within the town centre and is well serviced by a range of shops, restaurants and other amenities. Features include a spacious entrance hall, a fully fitted kitchen with space for appliances, a large lounge/diner with windows overlooking the town centre, two spacious double bedrooms with integral storage and a family bathroom. Outside the property there are communal balconies, a designated storage cupboard and key fob access to communal staircases providing access to the property. Early viewings are highly advised to avoid missing out on this excellent investment opportunity. PLEASE NOTE THAT THIS PROPERTY IS ELIGIBLE FOR PURCHASE TO FOR CASH BUYERS ONLY. Energy rating - D. Council tax band - A.

£65,000



2



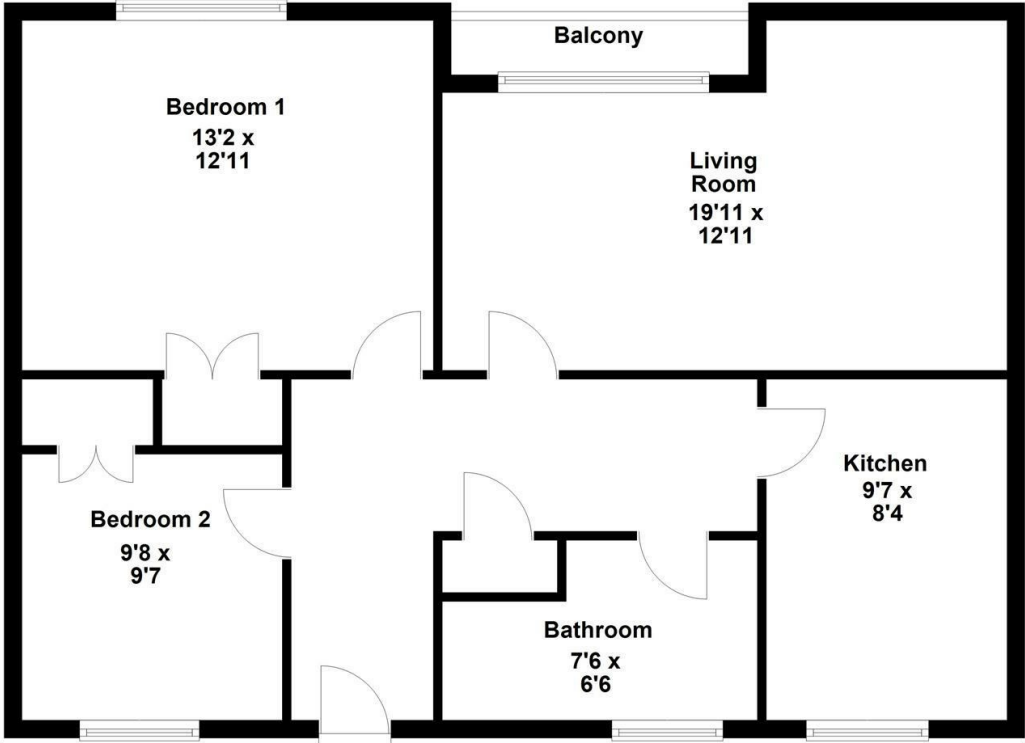
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1



# Ground Floor



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



When you buy with Simpson West, you know **you'll be in safe hands**. From the moment you walk through our doors, we'll make you **feel truly welcome**. Our sales consultants and financial advisors will take you through **every step of the process**, offering **free expert advice** along the way, from help choosing the right mortgage and insurance through to finding your conveyancer. And if you need help selling your home too, **with over 20 years of local experience, you can trust us to get you moving**.



**Simpson  
West**

Making Every  
Journey Personal



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