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Isabelle Court, Kettering

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£144,500 Leasehold

EPC Rating C. Council Tax B.





Offered to market with NO ONWARD CHAIN is this impressive three double bedroom duplex apartment within close proximity to Kettering General Hospital.

The ground floor to the apartment offers an open plan living space with Juliet balcony, double bedroom enjoying en-suite shower room & family bathroom. Two further double bedrooms are located on the first floor which are complemented by a shower room.

For added convenience there is an undercover allocated parking space underneath the building.

For investors looking for their next property then this one is a great addition to any portfolio. It is positioned with the general hospital on the opposite side of the road with long standing tenant in situ. The current yield is 7.5%.

Viewing is advised to fully appreciate the accommodation this home has to offer.

Entrance Hall

Double glazed window to rear, carpet to flooring, storage cupboard, ceiling light, telephone entry system, stairs rising to first floor.

Living Area

5.01m x 4.33m (16'5" x 14'2")

Double glazed Juliet balcony to front, carpet to flooring, electric heater, TV point, Internet point, ceiling light.

Kitchen Area

3.93m x 1.7m (12'11" x 5'7")

Double glazed window to rear. Kitchen comprising of wall & base units, composite work surfaces over, four ring halogen hob, electric oven, cooker hood over, stainless steel bowl & half sink with drainer, tiled splash backs, space for washing machine, space for fridge/freezer, vinyl to flooring, ceiling light.

Bedroom Three

3.47m x 3.12m (11'5" x 10'2")

Double glazed window to front, carpet to flooring, TV point, electric heater, ceiling light.

En-Suite

1.61m x 1.27m (5'4" x 4'2")

Single shower enclosure, low level WC, pedestal wash hand basin, electric heater, extractor fan, tiled splash back, vinyl to flooring, shave point.





Bathroom
1.94m x 1.69m (6'5" x 5'6")
Double glazed window to rear, panelled bath with mixer tap, telephone shower attachment, low level WC, pedestal wash hand basin, electric heater, extractor fan, tiled splash back, vinyl to flooring, shave point.

First Floor Landing
Double glazed skylight, carpet to flooring, stairs descending to ground floor.

Bedroom One
3.97m x 3.94m (13'0" x 12'11")
Double glazed skylight to front & rear, carpet to flooring, Internet point, TV point, electric heater, ceiling light.

Bedroom Two
3.94m x 3.45m (12'11" x 11'4")
Double glazed skylight to front & rear, carpet to flooring, TV point, electric heater, ceiling light.

Shower Room
2.77m x 1.51m (9'1" x 5'0")
Double glazed skylight to rear. Single shower enclosure, low level WC, pedestal wash hand basin, electric heater, extractor fan, tiled splash back, vinyl to flooring, shave point.

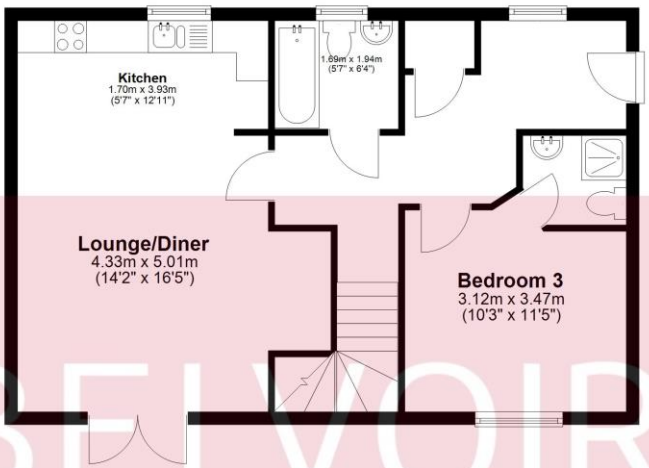
Outside
Undercover allocated parking.

Agents Notes
Lease 125 years from and including 9 May 2008
Ground Rent - £250 pa
Service/Maintenance Charge - £1578.12 pa
Reviewed Annually
Property currently tenanted

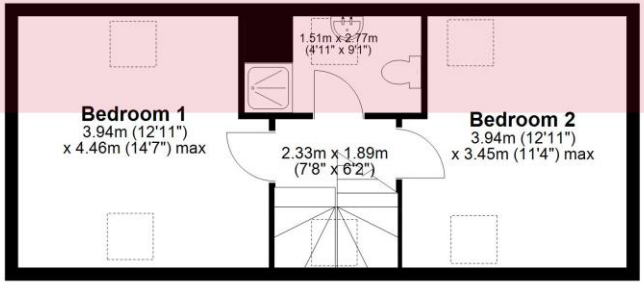
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Money Laundering Regulations: Buyers will be required to provide identification documents once an offer is accepted to complete anti-money laundering (AML) checks. A fee applies per person.

Second Floor Apartment

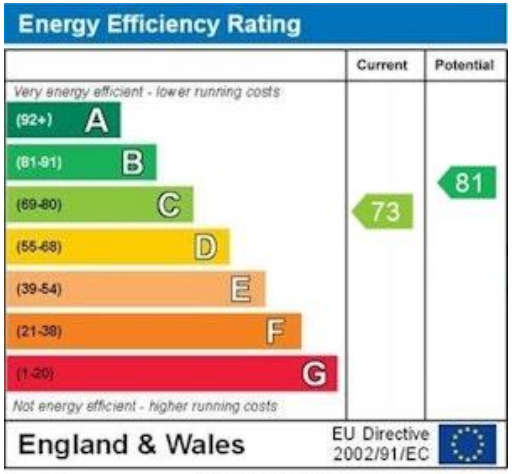


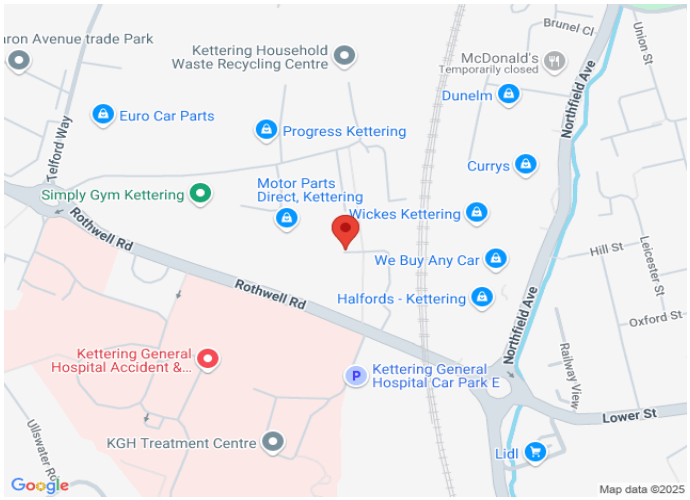
First Floor to Apartment



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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 service, sysytem 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. Fixture and fittings other than those mentioned are to be agreed with the seller by separate negotiation.
Plan produced using PlanUp.





Contact us today to arrange a viewing...

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