

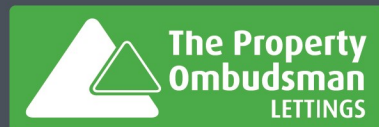


## Station Road, Desborough NN14 2RS

- Two Bedrooms
- Well presented
- Parking
- Town centre location

PRICE  
**£795 Per**  
PCM

We would like to point out that all measurements set out in these sales particulars are approximate and are for guidance only. We have not tested any apparatus, equipment, systems or services etc. And cannot confirm that they are in full or efficient working order or fit for their purpose. No assumption should be made as to compliance with planning consents or current usage. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), gas fires or light fittings, or any other fixtures not expressly included form any part of the property being offered for sale. While we endeavor to make our sale details accurate and reliable, if there is any point which is of particular importance to you, please, contact us and we will be pleased to confirm the position for you. Wide angled lens may have been used on all photography.



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**\*\*IN PERSON AND VIDEO VIEWINGS AVAILABLE \*\*** Good size Two bedroom second (Top) Floor apartment with allocated parking, ideally located near to all amenities. Double glazed and electric heating; Entrance hallway with intercom access to main door. Lounge/diner open plan to Kitchen. Two bedrooms and bathroom.

### ENTRANCE HALL

Having door to communal hall, door to airing cupboard and tank, intercom, loft hatch and doors to lounge/kitchen, bathroom, bedrooms one and two.

### LOUNGE/SITTING ROOM

15'1" plus storage x 14'4" (4.62m plus storage x 4.39m)  
Having double glazed window to the rear aspect, electric storage heater, built in storage and open plan to kitchen...

### KITCHEN AREA

10'2" x 7'1" (3.12m x 2.18m)  
Having a range of wall and floor units with work tops over, electric hob with oven under and stainless steel canopy over, stainless steel sink and drainer with mixer taps, splash back tiling to water sensitive areas, tiled flooring and space for fridge freezer and washing machine.

### BEDROOM ONE

12'2" x 10'0" (3.73m x 3.07m )  
Having electric storage heater, double glazed doors to front aspect and Juliet balcony.

### BEDROOM TWO

12'2" x 7'4" (3.73m x 2.26m )  
Having double glazed window to the front aspect and electric storage heater.

### BATHROOM

Having low level wc, pedestal wash hand basin, panelled bath with mixer taps and shower off, splash back tiling to water sensitive areas, electric heater and extractor fan.

### OUTSIDE PARKING

Allocated parking for one vehicle

### DIRECTIONAL NOTE

Take left out of the Rothwell office, continue over the roundabout towards Desborough, upon arrival into Desborough take the second right into High Street and first left into Station Road, continue to the bottom of the road where the property can be located on the roundabout junction



call to view 01536 418100

