

HENDERSON CONNELLAN

ESTATE AGENTS



Cleaver Court, Kettering, NN15

"Time to Take It Easy"

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Offering comfortable and easy living, this one-bedroom retirement apartment is situated within a well-managed development, designed specifically for those aged 60 and over. The accommodation includes an entrance hall, bright and spacious living/dining room, fitted kitchen with integrated oven, hob and extractor, modern bathroom with oversized shower, and a generous double bedroom with ample wardrobe space. Residents benefit from a 24-hour emergency management scheme with pull-cord assistance to the scheme manager, providing added peace of mind and security, along with a friendly communal lounge. Ideally positioned within a short walk of the heart of the town centre and mainline railway station, this is easy, comfortable living in a convenient setting.

- Electric Heating
- UPVC Double Glazing
- Entrance Hall - with doors leading to;
- Living Room/Dining Room - a spacious and bright free flowing room
- Kitchen - compromising of a range of base and eye level cupboards and draws with one and a half bowl sink with mono bloc tap and drainer set within work surface with ceramic tile splash back. Integrated appliances to include oven, hob and extractor with space for other appliances
- Bathroom - compromising of low level WC, pedestal wash hand basin with oversized shower with shower attachment, all with ceramic tile splashback and airing cupboard housing the hot water cylinder
- A generous double bedroom with ample space for wardrobes

Living/Dining Room - 5.23m x 3.58m (17'2" x 11'9")

Bathroom - 2.51m x 1.75m (8'3" x 5'9")

Kitchen - 3.33m x 2.21m (10'11" x 7'3")

Bedroom - 5.21m x 2.95m (17'1" x 9'8")

- Second Floor Retirement Apartment
- One Bedroom
- NO CHAIN
- Communal Residents Lounge
- One Allocated Parking Space
- Close to Local Amenities
- EPC RATING:C
- COUNCIL TAX: B
- Service Charge: £2,592 pa
- Lease is 125 years from June 1989 - 87 years remaining

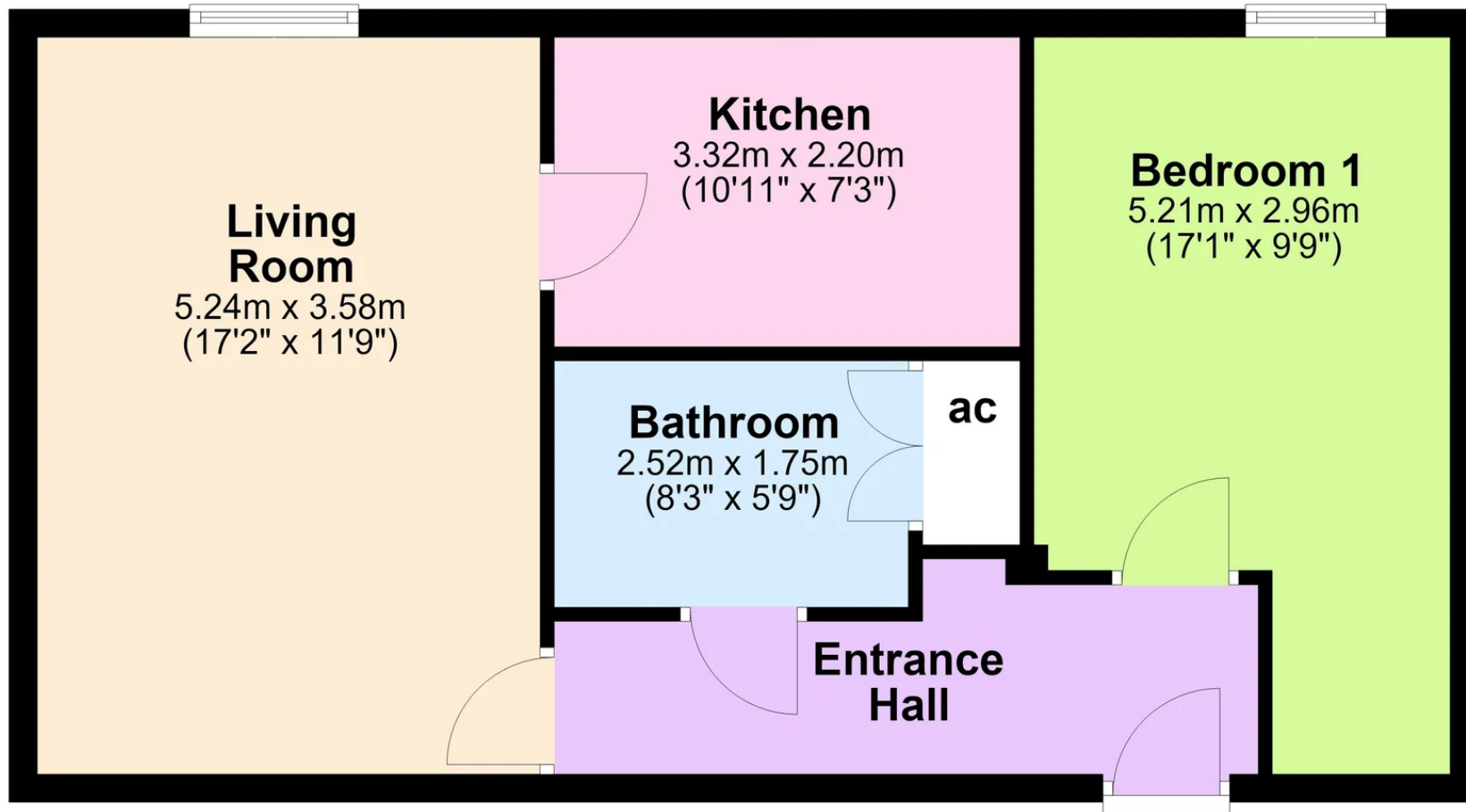
Tenure: Leasehold





Apartment

Approx. 52.6 sq. metres (566.7 sq. feet)



Total area: approx. 52.6 sq. metres (566.7 sq. feet)

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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.

