



Connells

Haddonian Road
Market Harborough



Property Description

Shared Ownership

This well-presented three-bedroom semi-detached home is tucked away in a popular residential area.

The property comprises an entrance hall, lounge is spacious & kitchen to the rear. The first floor provides three bedrooms, master with en-suite & family bathroom. Externally the property has a sizable garden which is mainly laid to lawn with a decking area & off road parking for two cars.

50% Share Price: £132,500 (rent £442.41 pcm)

Approximate Service Charges: £33.70*

Shared Ownership Lease: approx.106 years

Shared Ownership gives first time buyers and those that do not currently own a home the opportunity to purchase a share in a new build or resale leasehold property. The purchaser pays a mortgage on the share they own and pays rent to a housing association on the remaining share.

Market Harborough has a thriving mix of independent and branded retailers, hotels, diverse restaurants and welcoming pubs. The town provides a full range of state education, recreational facilities, local amenities all with excellent commuter links including a main line train service to London St. Pancras within an hour.

Entrance Hall

Lounge

A bright and inviting room featuring a UPVC double-glazed window, wooden flooring, TV point and radiator. Storage cupboard.

Kitchen

Spacious dual-aspect dining kitchen fitted with:

Solid wood parquet flooring, stylish wall and base units with worktops and upstands integrated oven, hob and dishwasher. Space for a washing machine and fridge freezer

. Ample room for a family dining table.

Direct access to the rear garden.

Landing

Airing cupboard

Bedroom One

A generous double bedroom with window overlooking the front.

En-Suite

Bedroom Two

Double bedroom with views to the garden.

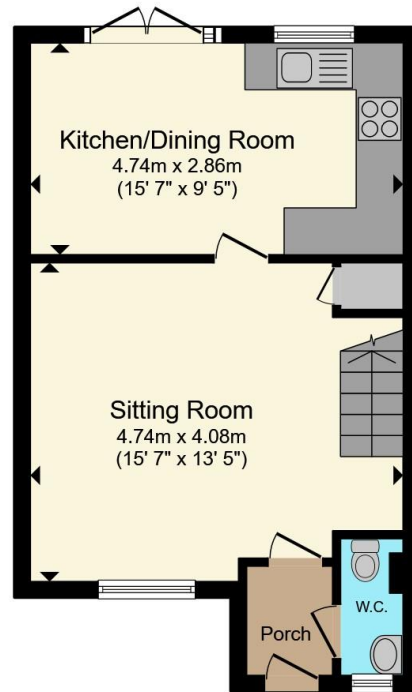
Bedroom Three

Ideal as a single bedroom, nursery or hobby room.

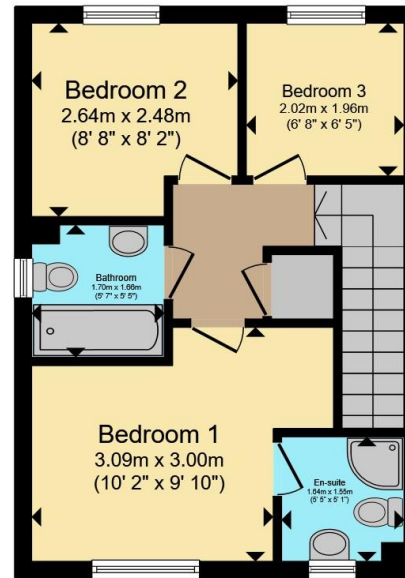








Ground Floor



First Floor

Total floor area 68.0 m² (732 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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11 St. Marys Road
MARKET HARBOROUGH LE16 7DS

EPC Rating: C Council Tax Band: B

Service Charge: 404.40 Ground Rent: Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/MKH308371

This is a Leasehold property with details as follows; Term of Lease 125 years from 02 Feb 2007. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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