



20 Nina Carroll Way
Kettering, NN15 7BF



Simpson & Partners

Simpson and Partners are pleased to offer for sale this superb two bedroom second floor apartment with allocated parking space. Conveniently located for Kettering General Hospital, Kettering mainline railway station & the town centre. The property benefits from upvc double glazing, gas radiator central heating, kitchen with built in and integrated appliances, 14' living room, bedroom one with fitted wardrobes & en-suite shower room, second double bedroom and a three piece bathroom suite. The accommodation comprises communal hallway with security intercom, entrance hall, living room, kitchen, two double bedrooms, bedroom one with en-suite and a family bathroom. An internal viewing is a must to appreciate this superb apartment.

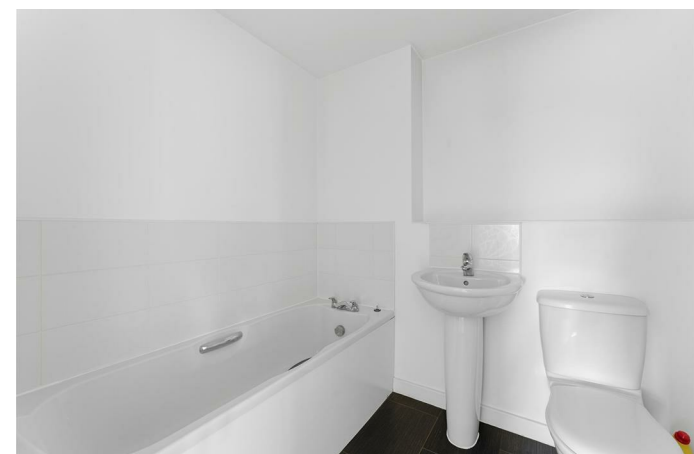
Lease Details: 125 Years From 1 January 2016 - 115 Years Remaining

Service charge for 2025 is £2748 per annum. Ground rent £250 per annum.

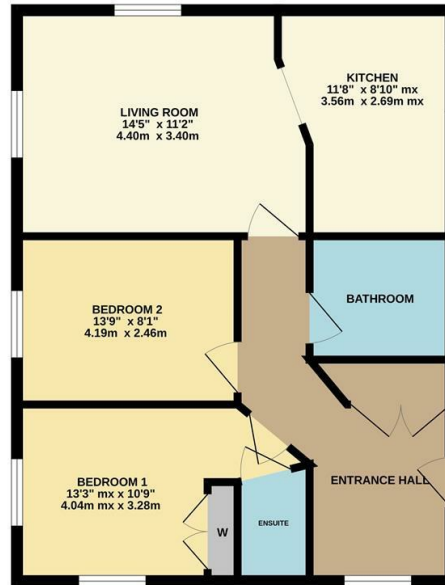


Price £145,000

 2  2  1



GROUND FLOOR

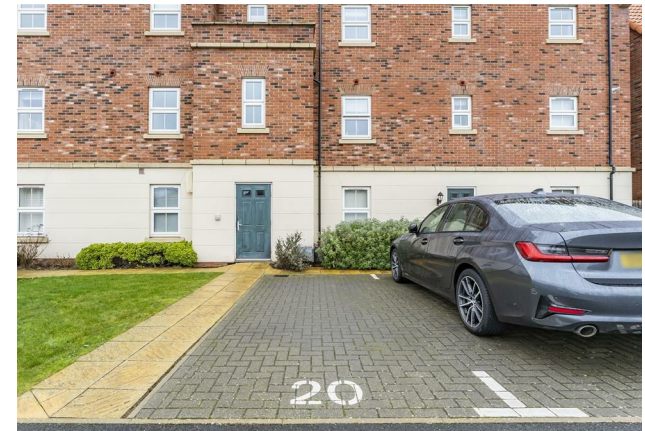


Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, stairs and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan is copyright to Simpson and Partners and is for illustrative purposes and should only be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability can be given. Made with Metrepro (2020)



Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	



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