



40 Langdale Grove  
Corby, NN17 2DG



**Simpson West**

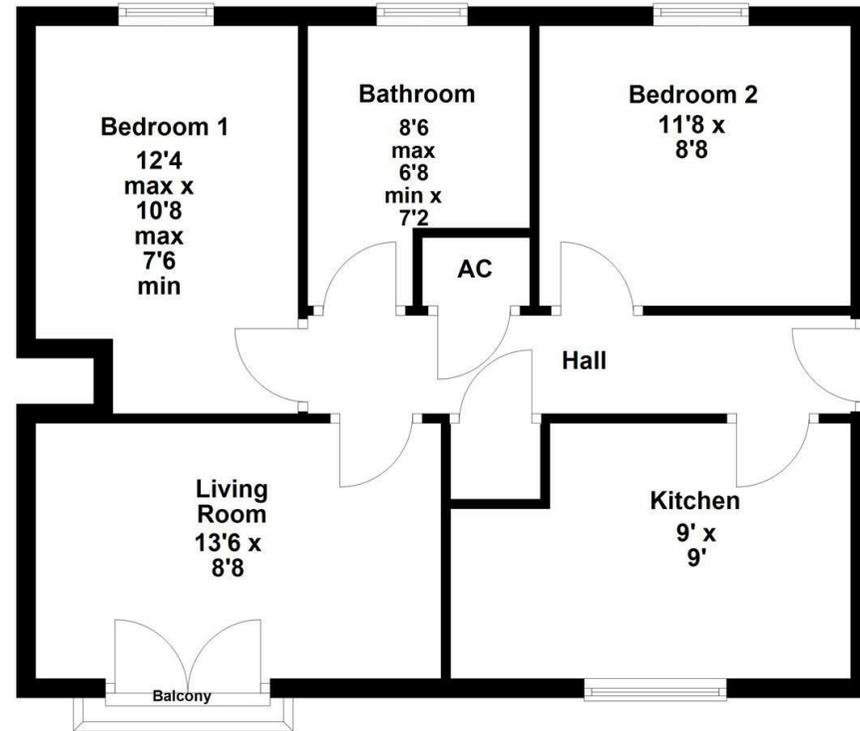
A rarely available opportunity to acquire this highly spacious TWO DOUBLE BEDROOMED apartment which is presented in good condition throughout and offers features to include electric heating and double glazing. Accommodation includes a reception hall, living room, fitted kitchen with breakfast bar, modern bathroom and two bedrooms. Outside, there is allocated parking for one vehicle and guest parking. There are also communal lawned gardens set to the rear of the properties. Viewing is highly recommended! Ground Rent £150 per annum. Service Charge of £121 pcm/£1452 per annum. Energy rating C.



£134,950



## First Floor



### Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
	70	83
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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01536 202007

[info@simpsonwest.co.uk](mailto:info@simpsonwest.co.uk)

<https://www.simpsonwest.co.uk/>

64 Corporation Street, Corby, Northants, NN17 1NH