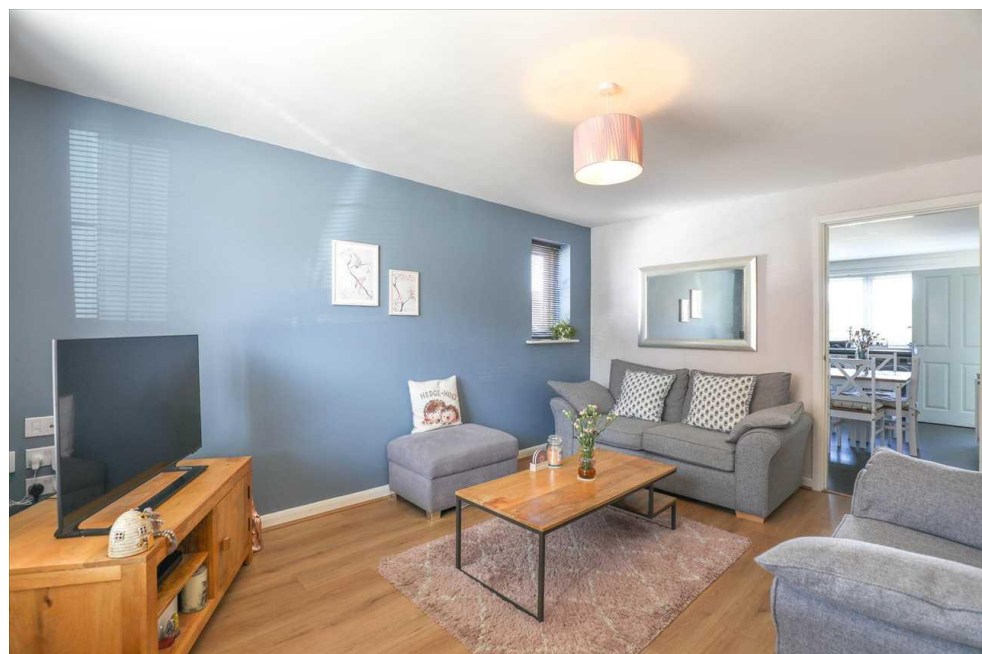




£65,000 25% Shared Ownership
2 Knockhill Close Burton Latimer NN15 5WQ





An excellent opportunity to acquire a well-presented three-bedroom semi-detached home, offered on a 25% shared ownership basis, occupying a cul-de-sac position on the popular Knockhill Close in Burton Latimer. Benefiting from a driveway, rarely found countryside views to the rear, and well-proportioned accommodation throughout, this property is ideal for first-time buyers looking to step onto the property ladder.

Upon entering the property, you are welcomed into an entrance hall with stairs rising to the first-floor landing. The spacious living room enjoys a window overlooking the front aspect and provides a comfortable space for relaxing before leading through to the generous kitchen/diner at the rear of the property. The kitchen is well-equipped with a range of base and wall-mounted units, ample work surface space, plumbing for white goods, and a useful under-stairs storage cupboard. An inner hallway leads to the ground floor cloakroom and provides access to the rear garden. The rear garden has been designed with ease of maintenance in mind, featuring a paved patio seating area, a lawn, and is fully enclosed by timber fencing, creating a private and secure outdoor space. Beyond the garden, the property enjoys rarely available countryside views, adding to its appeal. To the first floor are three well-proportioned bedrooms, with the principal bedroom benefiting from fitted storage over the stairs. A modern three-piece family bathroom, complete with a shower over the bath, serves the first floor. Offered in good order throughout, this fantastic shared ownership home combines generous living accommodation, off-road parking, a desirable cul-de-sac location, and attractive countryside views, making it an excellent opportunity for buyers seeking an affordable home in the heart of Burton Latimer.

Council Tax Band: C

EPC Rating: C

Please note that this property is offered on a Shared Ownership basis. 25% share being offered- £260,000 Full Value.

Lease Details:

Lease length: 125 Years from 1st February 2011

Rent: £458.56 PCM

Service Charge: £21.19 PCM

Ground Rent: N/A





Kitchen 4.56m (15' 0") x 3.04m (10' 0")

Living Room 4.48m (14' 8") x 3.53m (11' 7")

W/C 1.79m (5' 10") x 1.45m (4' 9")

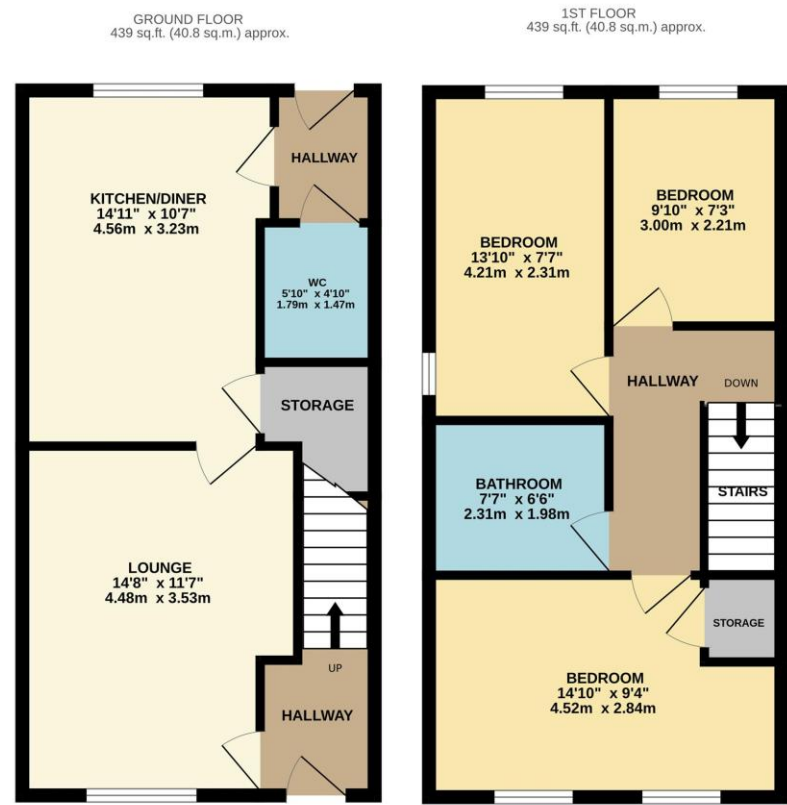
Bedroom 4.60m (15' 1") x 2.76m (9' 1")

Bedroom 4.21m (13' 10") x 2.31m (7' 7")

Bedroom 3.00m (9' 10") x 2.17m (7' 1")

Bathroom 2.31m (7' 7") x 1.98m (6' 6")

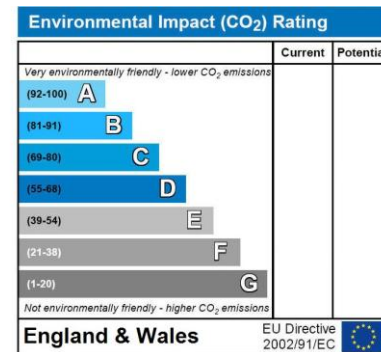
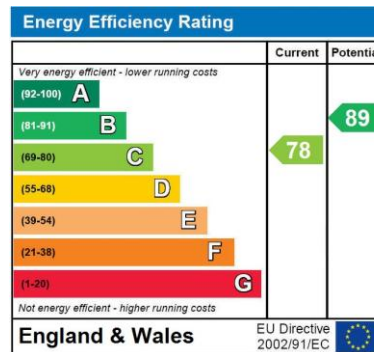




TOTAL FLOOR AREA: 879 sq.ft. (81.6 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should 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 or efficiency can be given.

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