



28 Townsend Court High Street South
Rushden, NN10 0FR



Simpson & Weekley

GROUND FLOOR APARTMENT ***TOWN CENTRE LOCATION*** ***NO UPPER CHAIN*** Simpson and Weekley are delighted to offer to the market this wonderful one-bedroom ground floor apartment. Situated in the heart of Rushden and in the highly desirable McCarthy and Stone's Townsend Court over 60's development. The property offers easy access to lots of local amenities including shops, parks and the always popular Rushden Lakes development. The property itself is wonderfully presented throughout and boast living accommodation comprising in brief; entrance hallway, large lounge dining room, kitchen, a double bedroom with built in wardrobes and a separate four piece family bathroom. The property also benefits from electric heating and double glazing throughout. Townsend Court offers beautiful landscaped gardens as well as a number of coinvent communal areas including a library, conservatory and dining hall which services a bistro restaurant for residents use. The ground rent and service charges have been paid up to March 2027. An internal viewings highly recommended to fully appreciate everything this amazing property has to offer. Council Tax Band C, EPC Rating B

Key Features - Waitress Service Restaurant

Private Function Room

Residents' Lounge And Conservatory

Library

Battery Car Store

Laundry Room

Lift

Camera Entry System

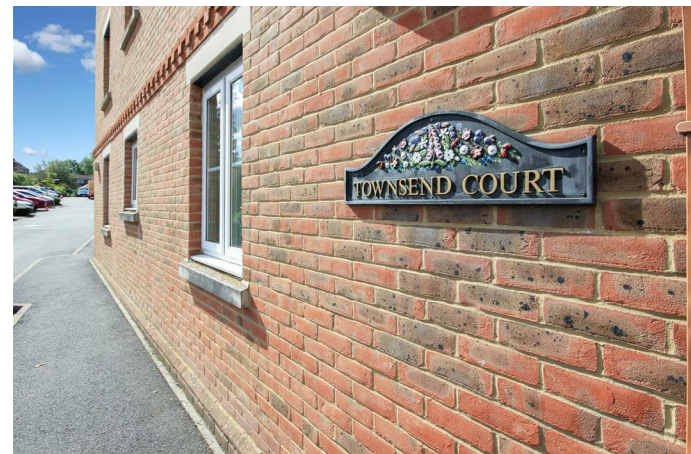
Staff On Site 24-hours

Domestic Assistance

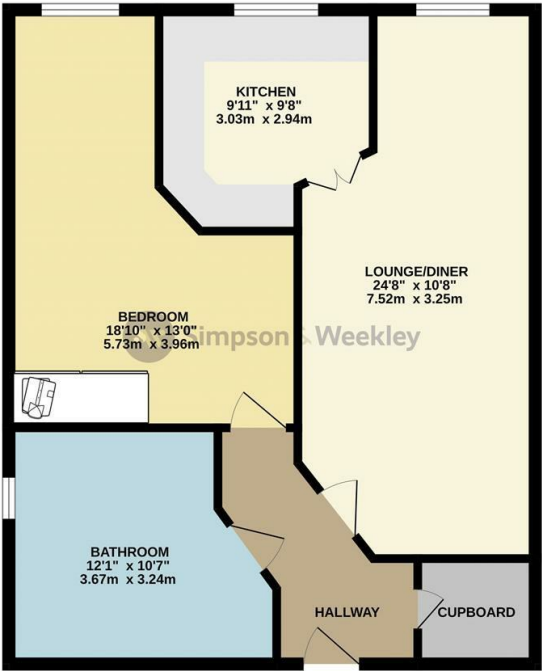
Communal Parking

Superb Communal Gardens

£110,000



GROUND FLOOR
697 sq.ft. (64.7 sq.m.) approx.



TOTAL FLOOR AREA: 697 sq.ft. (64.7 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 misstatement. 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.
Made with Meringo C2020



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	83	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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