



**Lakeside, Overstone Northampton NN6 0QS**



**welcome to**

**Lakeside, Overstone Northampton**

William H Brown are pleased to bring to market a fantastic three bedroom property, security on site. Located on the golf course, the property has picturesque views of the lake and would be great for those looking for leisure or it's access on site activities.



### **Entrance Hall**

Entered via double glazed door to the front aspect, door to storage cupboard and doors leading to:

### **Cloakroom**

Suite comprises walk in shower with electric shower over, vanity wash hand basin with mixer tap over, low level WC, fully tiled and heated towel rail.

### **Lounge/ Dining Room**

20' 7" x 15' ( 6.27m x 4.57m )

Stairs rising to first floor landing, door to understairs cupboard, electric radiator and double glazed sliding doors to the rear aspect leading to patio and garden area.

### **Kitchen**

8' 2" x 7' 8" ( 2.49m x 2.34m )

Fitted kitchen comprising wall and base units with wood style worksurfaces over, stainless steel sink and drainer unit with mixer tap over, tiling to splashback areas, electric oven and hob with cooker hood over, integrated fridge/freezer, plumbing for washing machine and double glazed window to the front aspect with views of the front garden and golf course.

### **Master Bedroom**

13' 2" x 12' ( 4.01m x 3.66m )

The master bedroom has sliding doors which lead to a balcony which over looks the lake, with fitted wardrobes and dressing table. The room has wooden beams and grey carpets.

### **Bedroom Two**

7' 6" x 8' 3" ( 2.29m x 2.51m )

Doubled bedroom with grey carpets and UPVC window

### **Bedroom Three**

8' 3" x 7' 6" ( 2.51m x 2.29m )

Double bedroom with grey carpets and UPVC windows

### **Bathroom**

Beautiful Velux window, bath tub with sink basin and toilet



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## **Lakeside, Overstone Northampton**

- Cash Buyers Only
- Twelve Months Residency
- View of Lake
- On Site Security
- Golf & Leisure Membership Included

Tenure: Leasehold EPC Rating: D

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£275,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
KIN107249 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, 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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