



High Street, Desborough **Leasehold** £90,000

**Pattison  
Lane**

# Key Features

 1  1  C  A

- Ground Floor Flat
- Private Entrance
- One Double Sized Bedroom
- Spacious Kitchen
- Residential Parking

Situated in the heart of the vibrant town of Desborough, this ground-floor residence offers a perfect blend of privacy and convenience.

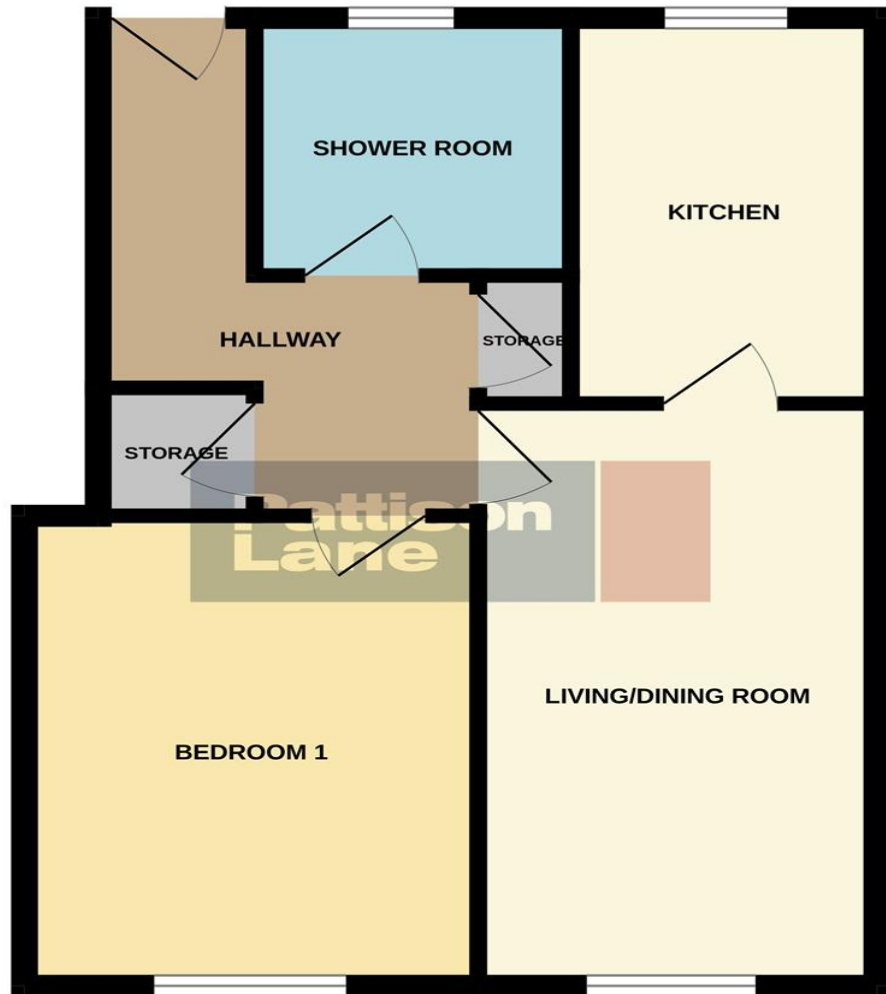
Boasting its own private entrance, the home opens into a bright and expansive open-plan living and dining area-ideal for both relaxing and entertaining. The layout features a well-appointed kitchen, a generous double bedroom, and an accessible wet room.

With an abundance of built-in storage and dedicated resident parking, this property is a standout choice for those seeking easy-access living within walking distance of local boutiques, traditional pubs, and excellent transport links.

Viewings are highly advised to appreciate all this home has to offer!



## GROUND FLOOR



The accommodation comprises:

ENTRANCE HALL

LIVING / DINING ROOM 15'7 x 9'8 (3.30m x 2.94m)

KITCHEN 10'8 x 7'1 (3.25m x 2.15m)

BEDROOM 12'7 x 10'7 (3.83m x 3.22m)

SHOWER ROOM

OUTSIDE

Resident Parking

AGENTS NOTE:

Length of lease -100 years and 228 days from and including 2 February 2015

Annual Grund Rent - £10


Annual Service Charge - The vendor advises circa £800.00 To be confirmed.

To view this property call Pattison Lane on: **01536 430527**

# Selling your property?

Contact us to arrange a **FREE** home valuation.

 01536 430527

 42 Station Road, Desborough, KETTERING, Northamptonshire, NN14 2RL

 [desborough@pattisonlane.co.uk](mailto:desborough@pattisonlane.co.uk)

 [www.pattisonlane.co.uk](http://www.pattisonlane.co.uk)



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: DPL101496 - 0001

