



Station Road, Desborough **Freehold** £1,100,000 Offers Over

**Pattison
Lane**

Key Features

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- Freehold Available
- Commercial Unit
- A Three Bedroom Apartment
- A Two Bedroom Apartment
- A Two Bedroom Apartment

Located in the heart of Desborough-a rapidly expanding market town in North Northamptonshire-this bespoke, purpose-built development represents an exceptional investment opportunity.

The freehold block is presented in immaculate condition throughout, comprising six high-specification residential apartments and a prominent ground-floor commercial unit.



The residential portfolio offers a diverse mix of units, including one three-bedroom, two two-bedroom, and three one-bedroom apartments, all currently occupied under established tenancies. The commercial element is securely let to a thriving local barbershop, providing a diversified income stream. Further enhancing the property's appeal is a discreet, integrated undercroft parking area. Assets of this calibre and maintenance standard are rarely available within the local market; therefore, an early viewing is essential to appreciate the full scope of this acquisition.

The property consists of a ground floor commercial unit currently occupied by a barber shop with a lease running until 2032 and 6 Apartments.

Flat 1 is a 3 Bed lease expiry July 26
Flat 2 is a 1 Bed on a rolling lease
Flat 3 is a 2 Bed on a rolling lease
Flat 4 is a 2 Bed on a rolling lease
Flat 5 is a 1 Bed on a rolling lease
Flat 6 is a 1 Bed on a rolling lease

The Flats and commercial unit are achieving £79,620 per annum

Agents Note

Internals may not reflect current occupation.
Council Tax band is for an individual apartment
EPC rating is applicable to each flat



Selling your property?

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 home valuation.

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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.

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