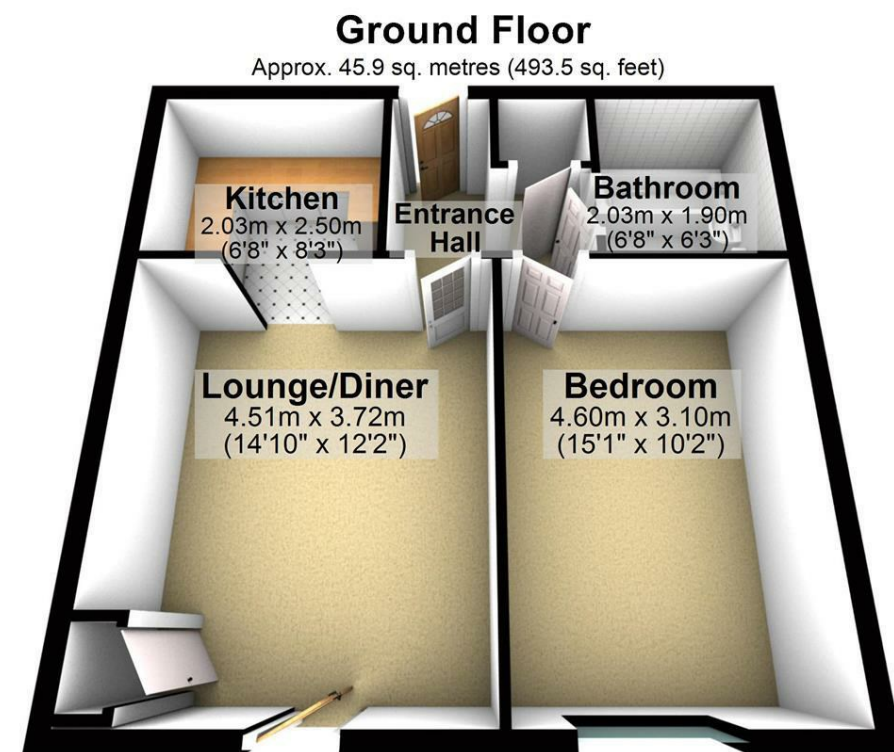




Total area: approx. 45.9 sq. metres (493.5 sq. feet)

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Photo Shows Whole Building

Flat 2, 6 Paling Close, Wellingborough, NN8 1FB

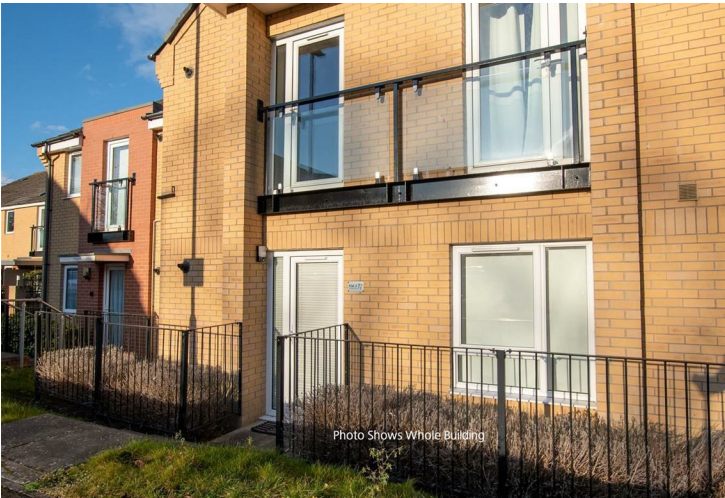
£110,000

A GREAT FIRST TIME PURCHASE ! This pleasant & spacious 1 bedroom ground floor apartment is present in good condition and is conveniently located within walking distance of many amenities including: Wellingborough railway station, local schools and the town centre. Benefits include: Gas radiator heating, UPVC double glazing, modern kitchen with integrated appliances, modern bathroom and neutral decor throughout. . At the rear of the building you will find the communal entrance and there is one allocated parking space. This ground floor flat also benefits from another entrance door which comes off the lounge/diner.

Council Tax Band: B

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Note*****There are 84 years left on the lease and the service charge and ground rent is £44.79 per month.

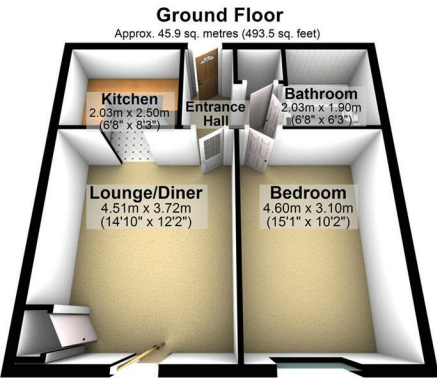


Entrance Hall
Lounge/Diner
14'10 x 12'2

Kitchen
8'3 x 6'8

Bedroom
15'1 x 10'2

Bathroom
6'8 x 6'3



Total area: approx. 45.9 sq. metres (493.5 sq. feet)



Tenure: Leasehold
Council Tax Band: B

Viewing strictly by
appointment with
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Agents Note: Hawksbys have not tested any apparatus, equipment, fitting or services and so cannot verify they are in working order. The Buyer is advised to obtain verification from their Solicitor or Surveyor.
Internal Photographs: If photographs are included showing the interior of a property, these are to show the layout, and purchasers should check to confirm whether any appliances are included in the purchase price.
Offer Procedure: To make an offer you will need to make a appointment with our Financial Advisor to be able to process your offer in the best possible light.
Floor Plans: The plans included in these details are provided for guidance purposes only to show the general layout of the property, they are in some instances NOT to scale.

Buying a house can be complex and stressful. We try very hard to make the transaction as smooth and as trouble free as possible for buyers by guiding them through the process at every stage, including helping them with their mortgage arrangements.

YOUR HOME ISAT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR ANY OTHER LOANS SECURED ON IT.
Life Assurance usually required.

AGENTS NOTE: THE ICON ON THE MAP REPRESENTING THE PROPERTY DOES NOT SHOW IT'S EXACT POSTITION IN RELATION TO THE ROAD OR CUL-DE-SAC.

Some of the photographs are taken with an extreme wide lens, as as 18mm, and in some circumstances make the rooms look larger than they are!

