



Total area: approx. 60.7 sq. metres (653.2 sq. feet)



Flat 1 Carlin Close, Glenvale Park, Wellingborough, NN8 6BG

£189,995

WELL PRESENTED 2 BEDROOM APARTMENT PERFECT FOR FIRST TIME BUYERS
 This smart two bedroom ground floor apartment is offered to the market in excellent condition throughout and features two double bedrooms with built in wardrobes, an En-suite shower room plus a family bathroom, and an open plan Kitchen/lounge/dining room.
 As you enter the apartment you are greeted with a spacious entrance hall, with a storage cupboard and access to all rooms. Bedroom one is a generous size and features built in wardrobes and a spacious En-suite shower room. Additionally the second bedroom has the bonus of fitted wardrobes, and there is also a separate family bathroom.
 The heart of this lovely apartment is the open plan living area. It spans almost 20ft in length and features a stylish kitchen with built in fridge/freezer, dishwasher, and oven - along with this a range of wall and base unit cupboards. The lounge/dining area is dual aspect to allow plenty of natural light and is more than big enough to accommodate a decent sized dining table and large sofa as demonstrated by the current owners.
 Externally the property does feature a communal area and a bike store. Furthermore there is allocated parking for 2 vehicles. Please contact Hawksbys to arrange your viewing!

Council Tax Band - B
 EPC Rating - B
 Service Charge & Ground Rent - £1034.16 Annually



Entrance Hall
Kitchen/Diner/Lounge
19'5" x 11'5"
Bedroom 1
14'6" max x 9'8"
En-Suite
Bedroom 2
8'8" x 12'2" max
Bathroom



Tenure: Leasehold
Council Tax Band: B

Viewing strictly by
appointment with
Hawksbys on 01933
724444



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 an 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 IS AT 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 ITS EXACT POSITION 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!

