



**Bordeaux Close
Northampton
NN5 6YR**

Offers in Excess of £142,000

bettermove

Bordeaux Close Northampton

Bettermove are proud to present this 2 bedroom flat in this sought after area of Northampton available with no forward chain.

The property benefits from double glazing, gas central heating throughout and has off street parking available. The council tax band is A.

This is a leasehold property with 121 years remaining on the lease; the ground rent is £200 per annum and the service charge is approximately £1,300 per annum.

The interior of this property comprises a spacious living room, fitted kitchen, two generous bedrooms and the family bathroom located on the first floor above the shops.

Located in the popular town of Northampton, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from the M1, Northampton Train Station and many local buses.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

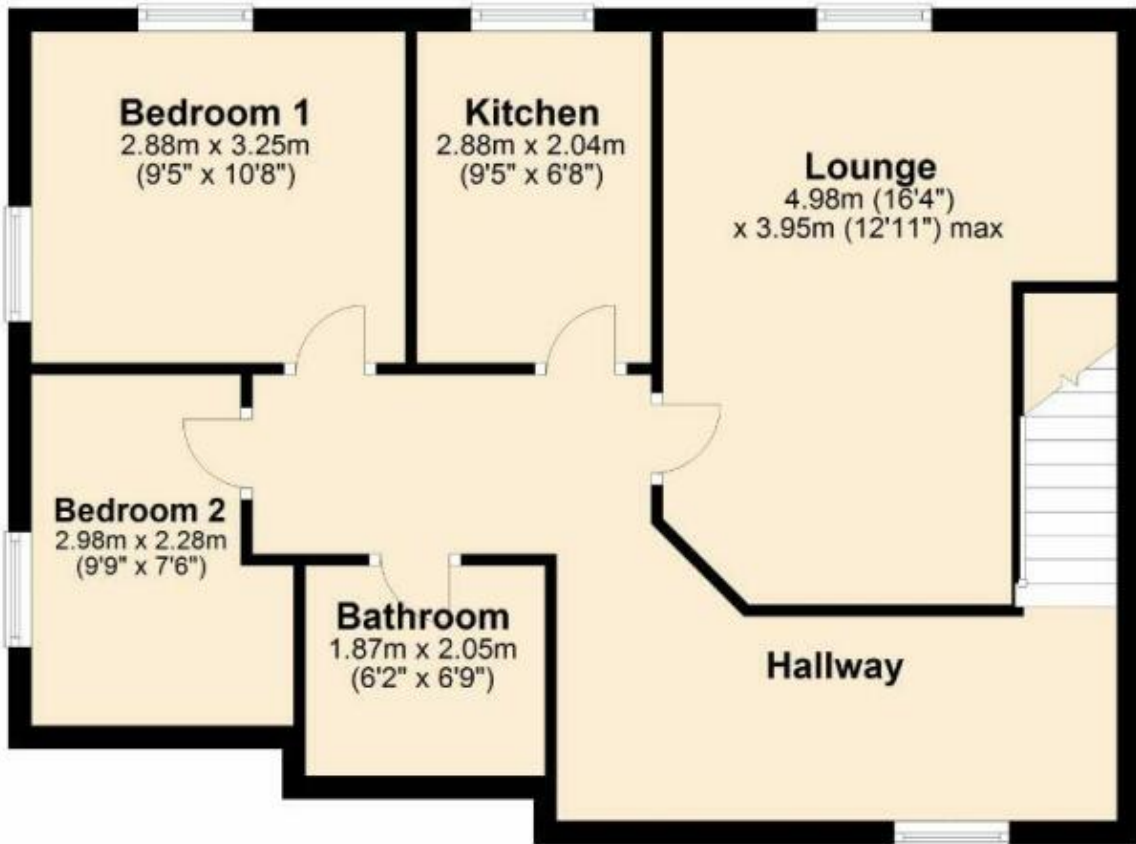
Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Floor Plan

Approx. 61.9 sq. metres (666.1 sq. feet)



Total area: approx. 61.9 sq. metres (666.1 sq. feet)

| Energy Efficiency Rating | | |
|--|----------------------------|-----------|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92-100) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | 67 | 71 |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

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