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# Daneholme Close, Daventry, NN11 0PN

£140,000 Apartment



**Platinum Trusted  
Service Award**

Based on service ratings  
over the past year

feefo

Department: Sales

Tenure: Leasehold



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## Property Summary

A well presented and spacious two bedroom ground floor apartment with allocated parking, located close to the town centre. The accommodation comprises large open plan kitchen/lounge/dining room, bedroom one with ensuite, further bedroom, and a family bathroom. Outside there is allocated parking.

## Features & Utilities

- ✓ Spacious Ground Floor Apartment
- ✓ Open Plan Kitchen/Lounge/Dining Room
- ✓ Ensuite To Bedroom One
- ✓ Allocated Parking
- ✓ Two Double Bedrooms
- ✓ Close to Amenities

## Property Overview

A well presented and spacious two bedroom ground floor apartment with allocated parking, located close to the town centre. The accommodation comprises large open plan kitchen/lounge/dining room, bedroom one with ensuite, further bedroom, and a family bathroom. Outside there is allocated parking. EPC Rating: TBC. Council Tax Band: B  
We have been advised of the following: Ground Rent: £219.62 per annum (review date TBC). Service Charge: £1153.52 per annum (review date TBC). Lease Length: 84 years remaining on lease. This information would need to be verified by your chosen legal representative.

### ENTRANCE HALL

Airing cupboard. Storage cupboard. Electric radiator.

### KITCHEN/LOUNGE/DINING AREA 6.93m x 3.10m (22'9" x 10'2") Maximum

LOUNGE/DINING AREA

UPVC double glazed windows to side and rear elevations. Electric radiator.

KITCHEN AREA

UPVC double glazed window to side elevation. Fitted with a range of base and wall mounted units with worktop surfaces incorporating stainless steel sink unit with drainer. Tiled splash back areas. Built in oven and gas hob with concealed extractor over. Integrated appliances include dishwasher and fridge/freezer.

### BEDROOM ONE 4.52m x 3.25m (14'10" x 10'8") Maximum

UPVC double glazed French doors to rear elevation giving access to the carpark. Electric radiator. Built in wardrobe. Door to: –

### ENSUITE SHOWER ROOM 1.91m x 1.70m (6'3" x 5'7")

Suite comprising low level WC, pedestal wash hand basin and shower cubicle. Tiled splash back areas. Shaver point. Heated towel rail.

### BEDROOM TWO 3.56m x 2.95m (11'8" x 9'8")

UPVC double glazed window to side elevation. Electric radiator.

## **BATHROOM 2.41m x 1.73m (7'11" x 5'8") Maximum**

Suite comprising low level WC, pedestal wash hand basin and bath with shower over. Tiled splash back areas. Shaver point. Heated towel rail.

## **OUTSIDE**

## **PARKING**

Allocated parking.

## **MATERIAL INFORMATION**

Electricity Supply – Ask Agent

Gas Supply – Ask Agent

Electricity/Gas Supplier – <https://www.ofgem.gov.uk/information-consumers/energy-advice-households/finding-your-energy-supplier-or-network-operator>

Water Supply – Ask Agent

Sewage Supply – Ask Agent

Broadband – <https://www.openreach.com/fibre-checker>

Mobile Coverage – <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

Solar PV Panels – Ask Agent

EV Car Charge Point – Ask Agent

Primary Heating Type – Ask Agent

Parking – Ask Agent

Accessibility – Ask Agent

Right of Way – Ask Agent

Restrictions – Ask Agent

Flood Risk – <https://flood-map-forplanning.service.gov.uk/>

Property Construction – Ask Agent

Outstanding Building Work/Approvals – Ask Agent

## DRAFT DETAILS

At the time of print, these particulars are awaiting approval from the Vendor(s).

## AGENTS NOTES

i Viewings by appointment only through Jackson Grundy ii These particulars do not form part of any offer or contract and should not be relied upon as statements or representation of fact. They are not intended to make or give representation or warranty whatsoever in relation to the property and any intending purchaser or lessee should satisfy themselves by inspection or otherwise as to the correctness of the same iii Photographs illustrate parts of the property as were apparent at the time they were taken iv Any areas, measurements, distances or illustrations are approximate for reference only v We have not tested the appliances, services and specific fittings, an intending purchaser must satisfy himself by inspection by independent advice and/or otherwise to this property.

## LEASEHOLD INFORMATION

We have been advised of the following: –

Service Charge – £1153.52 per annum

Review Date – TBC

Ground Rent: £219.62 per annum

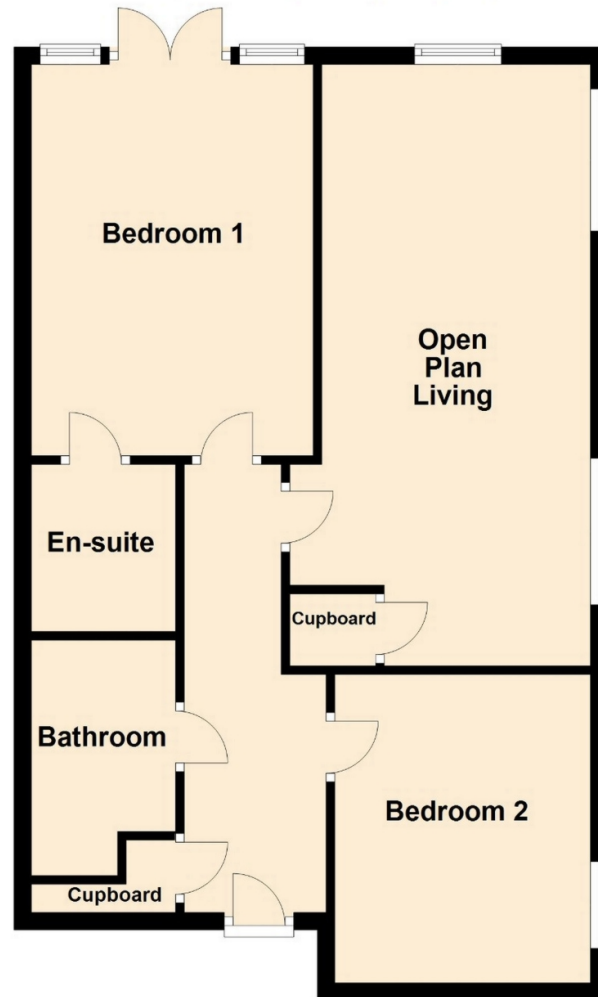
Length of Lease: 84 years remaining on lease.

This information would need to be verified by your chosen legal representative.

# Floorplan

## Floor Plan

Approx. 64.1 sq. metres (690.0 sq. feet)



Total area: approx. 64.1 sq. metres (690.0 sq. feet)



# Thank you for your interest

Feel free to contact us or submit a viewing request. Our dedicated property experts are available and ready to assist you.

[www.jacksongrundy.com](http://www.jacksongrundy.com)

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