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Reg Partridge Close, Duston, NN5 6FJ

£55,500 - Shared Ownership Flat



**Platinum Trusted
Service Award**

Based on service ratings
over the past year

feefo

Department: Sales

Tenure: Leasehold



Jackson Grundy Estate Agents - Duston
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Property Summary

NO CHAIN Jackson Grundy are delighted to welcome to the market this 30% shared ownership two bedroom apartment in the popular Timken development of Duston.

Features & Utilities

- ✓ 30% Share
- ✓ Car Port Parking
- ✓ 85 Year Lease
- ✓ Rent £515.53 inc Service Charge
- ✓ Gas Radiator Heating & Double Glazing
- ✓ Ideal First Home
- ✓ NO CHAIN



Property Overview

NO CHAIN Jackson Grundy are delighted to welcome to the market this 30% shared ownership two bedroom apartment in the popular Timken development of Duston. The accommodation comprises entrance hall, bathroom, two double bedrooms, open lounge/dining room with an accessible kitchen off. Further benefits include double glazing, gas central heating and car port parking. EPC Rating: C. Council Tax Band: C

HALLWAY

Spotlights. Radiator. Intercom entry. Wood effect flooring. Storage cupboard. Access to loft space.

OPEN PLAN LOUNGE/DINING ROOM 3.31m x 5.53m (10'10" x 18'1")

Hardwood double glazed windows to front and side elevations. Two radiators.

KITCHEN AREA 3.16m x 2.16m (10'4" x 7'1")

Wall and base units. One and a half bowl sink with mixer tap. Gas hob and oven with stainless steel splash backs and extractor over. Tiled splash backs. Space for washing machine, tumble dryer and fridge/freezer.

BEDROOM ONE 3.20m x 3.92m (10'5" x 12'10")

Hardwood double glazed window to side elevation. Radiator.

BEDROOM TWO 3.92m x 2.35m (12'10" x 7'8")

Hardwood double glazed window to side elevation. Radiator.

BATHROOM

Suite comprising panelled bath with mixer tap and shower over, pedestal wash hand basin with mixer tap and WC. Radiator. Tiling to splash back areas. Wood effect flooring.

COMMUNAL

Stairways and rear parking. Allocated parking space.

LEASE DETAILS

We have been advised of the following: -Rent & Service Charge – £515.53 pa
Review Date – TBC
Length of Lease: 85 years remaining on lease.
This information would need to be verified by your chosen legal representative.

DRAFT DETAILS

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

MATERIAL INFORMATION

Type – Flat

Age/Era – Ask Agent

Tenure – Leasehold

Ground Rent – Ask Agent

Service Charge – Ask Agent

Council Tax – Band C

EPC Rating – C

Electricity Supply – Mains

Gas Supply – Mains

Water Supply – Mains

Sewerage Supply – Mains

Broadband Supply – Ask Agent

Mobile Coverage – Depends on provider

Heating – Gas Central Heating

Parking – Off-street

EV Charging – Ask Agent

Accessibility – Ask Agent

Coastal Erosion Risk – Ask Agent

Flood Risks – Has not flooded in the last 5 years, No flood defences

Mining Risks – Ask Agent

Restrictions – Ask Agent

Obligations – No restrictions, No private right of way, No Public right of way

Rights and Easements – Ask Agent

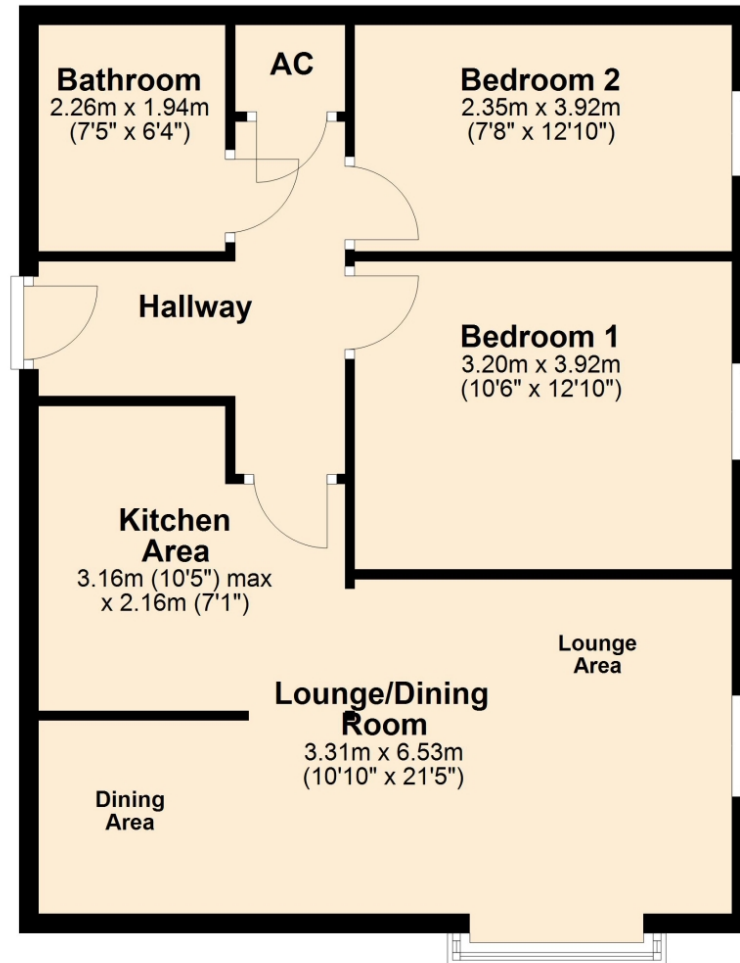
AGENTS NOTES

i Viewings by appointment only through us 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.

Floorplan

Floor Plan

Approx. 66.4 sq. metres (714.2 sq. feet)



Total area: approx. 66.4 sq. metres (714.2 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

Jackson Grundy Estate Agents is a division of Jackson Grundy Ltd
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