

for sale

offers in excess of **£230,000**



Newington Road Northampton NN2 7TF

****CALLING ALL INVESTORS**** This five bedroom terraced licensed HMO is ideally located in the popular area of Kingsthorpe, and within easy access to local amenities and transport routes. Providing a good income yield for investors, viewing is highly advised to fully appreciate.



Newington Road Northampton NN2 7TF

Entrance Hall

Door to the front elevation with further doors leading off to two bedrooms and the kitchen. Stairs rise to the first floor landing.

Communal Kitchen

Fitted kitchen with a range of wall and base level units. Stainless steel one and a half bowl sink and drainer set into work surfaces and tiled to splash back areas. Integrated appliances comprise electric oven and electric hob with stainless steel cooker hood over. plumbing for washing machine and dishwasher and under counter fridge and freezer. Double glazed windows to the side elevation and connecting patio doors open to the communal conservatory.

Communal Conservatory

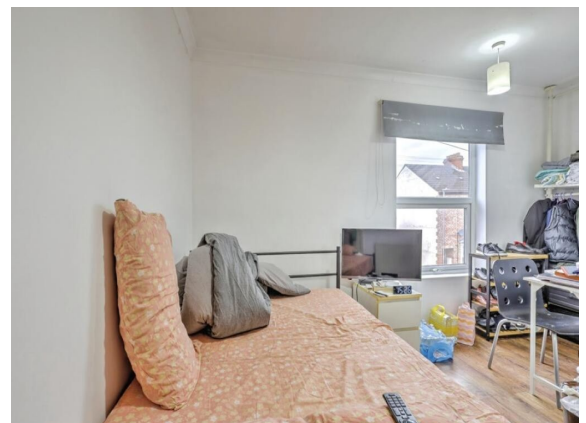
UPVC constructed conservatory set on a dwarf wall and used as a dining area. UPVC double glazed windows to the rear and side elevations and UPVC door providing access to the rear garden. Wall mounted radiator.

Bedroom Four

Double glazed bay window to the front elevation and wall mounted radiator.

Bedroom Five

Double glazed window to the rear elevation and wall mounted radiator.



First Floor Landing

Stairs rise from the entrance hall. Doors lead off to three bedrooms and the communal shower room.

Bedroom One

Double glazed window to the front elevation. Wall mounted radiator and connecting door to the en-suite shower room..

En-Suite Shower Room

Three piece suite comprising shower cubicle, low level flush w.c and wash hand basin with tiling to splash back areas. Extractor fan and wall mounted radiator.

Bedroom Two

Double glazed window to the rear elevation and wall mounted radiator.

Bedroom Three

Double glazed window to the rear elevation and wall mounted radiator.

Communal Shower Room

Three piece suite comprising shower cubicle, low level flush w.c and wash hand basin with tiling to splash back areas. Opaque double glazed window to the side elevation, extractor fan and wall mounted radiator.

Outside

Patio area and mainly laid to lawn.

Agents Notes

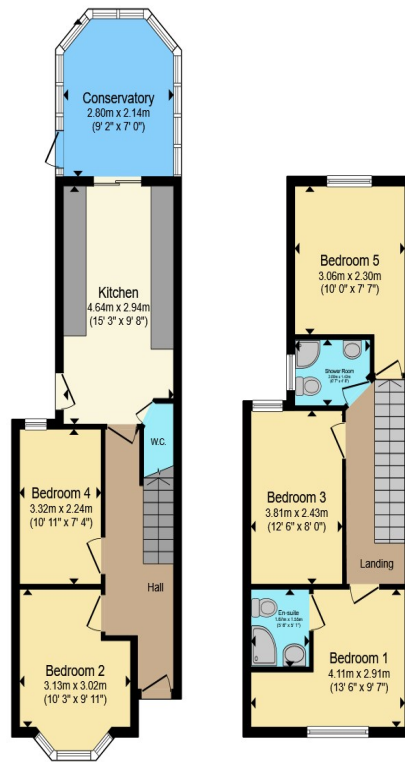
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Council Tax Band

B

Rear Garden





Ground Floor First Floor

Total floor area 92.4 m² (995 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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NORTHAMPTON NN2 7SL

Property Ref: KTP408319 - 0007

Tenure: Freehold EPC Rating: C

Council Tax Band: B

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