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2 James Watt Close, Daventry NN11 8RJ

campbells

of Norton



2 Bedrooms | 1 Bathroom | 1 Reception Room | Allocated Parking



THE HAZELS, WHILTON LODGE

NORTON, NN11 2EH

-  Beautiful Period Property With Great Character Features Dating Back To 1867

 Two Allocated Parking Spaces With Added Carport Space

 Stylish Galley Kitchen With Fitted Appliances
-  Appealing Top Floor Apartment in the Prestigious Whilton Lodge Estate

 Two Double Bedrooms Facing Countryside Views

 Five Acres Of Stunning Communal Grounds
-  Fantastic Lease Length With Approximately 957 Years Remaining

 Five Acres Of Stunning Communal Grounds

 No Onward Chain

Discover the charm of this appealing top floor apartment,
located in the prestigious Whilton Lodge Estate.

Situated just outside of the idyllic village of Norton, this property offers a peaceful retreat while still providing easy access to major road and rail networks. As you step into this delightful apartment, you are greeted by the sheer character and beauty of the period features dating back to 1867. The spacious and inviting living/dining room offers a warm and welcoming atmosphere, perfect for relaxing or entertaining friends and family. The living/dining area has an electrical fireplace which will be perfect for colder months. The stylish galley kitchen boasts fitted appliances, making cooking a breeze. With its sleek design and ample storage space, it conveniently has plenty of countertop space to prep your meals. The two double bedrooms in this apartment offer good space, both rooms face the stunning countryside views, providing a lovely environment to unwind after a long day. The large windows allow natural light to flood in, giving the rooms a bright and airy feel. One of the standout features of this property is the fantastic lease length, with approximately 957 years remaining, providing peace of mind for the future. Additionally, there are two allocated parking spaces, along with an added carport space, ensuring convenience and security for your vehicles. Whilton Lodge Estate boasts five acres of stunning communal grounds, providing a peaceful retreat for residents. Take strolls through beautiful gardens, and enjoy what this estate has to offer. With over 700 sq.ft of apartment space, it is perfectly proportioned to suit a variety of lifestyles. Whether you are a first-time buyer, a young professional, or searching for a downsizing opportunity, this property ticks a lot of boxes. No onward chain adds to the appeal of this apartment, offering a hassle-free move. Whether you are a savvy investor, need a lock up and leave or searching for your dream home, this property presents an excellent opportunity in a wonderful location. Don't miss out on the chance to make Whilton Lodge your own. Contact our knowledgeable agents today to arrange a viewing, as properties like this are highly sought after. In terms of location, Whilton Lodge offers fantastic access to major road and rail networks, making it an ideal choice for commuters. The nearby transport links provide easy access to Daventry, Rugby and Towcester and surrounding areas with the A5. Long Bucky train station is just 1.5 miles away and has easy access to both Birmingham New Street and London Euston. The village of Norton dates back to 1840 and sits two miles from Daventry and 11 miles from Northampton. The White Horse is the local pub which also provide a fish and chip takeaway and restaurant service for the village. To the east of the village is a shopping complex in a converted set of farm buildings called The Heart Of The Shires Shopping Village which has a variety of independent retailers, including an eatery and an art gallery. It's just a two minute drive away actually so if you ever fancied a breakfast or some lunch then you have it almost on your doorstep! If you would like to know more about the general area and its facilities then please just let us know. Experience the perfect blend of character, style, and convenience in this wonderful apartment.



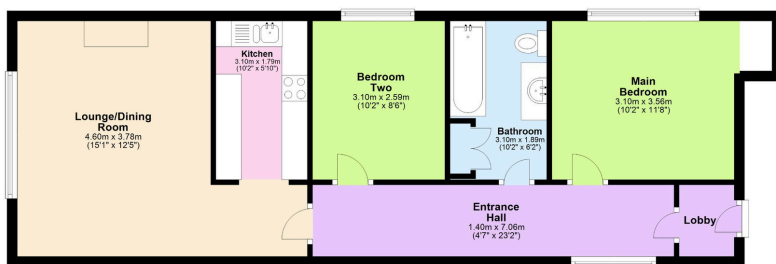
SERVICE FEE

These details are to our, and the owners understanding and will be confirmed during the conveyancing stage. The service fee is currently a quarterly charge of £624.72 - it is believed that this can also be paid monthly. It is our understanding that pets are allowed in the property but permission must be sought first. This includes grounds maintenance - regular mowing of the lawns, trimming the extensive hedging, tree management, seasonal maintenance of the flower borders, leaf clearing in the communal areas (car ports, bin corale etc.) - general maintenance/repairs to the building, buildings insurance, window cleaning of the communal windows, up-keep of the car park (re-gravelled every 3 years), cleaning of the communal areas including carpet washing, repairs to the guttering and roofs, up-keep of the driveway, and emptying of the septic tank. It also includes the water rates.



Council Tax: Band ? EPC Rating: C

Ground Floor



Disclaimer: The information on this property, including floor plans, photographs, videos and virtual tours (available on the Campbells website) has been prepared to give, in our opinion, a fair description of the property. We have tried to detail the information as accurately as possible relying on the owner's input too, but we can't give any accuracy guarantee - all measurements are approximate. None of this information constitutes an offer or a contract, or part thereof. Please make sure you satisfy yourself as to the correctness of each statement contained in these particulars. Campbells have not tested any apparatus, equipment, fittings or services including any heating system so we cannot therefore verify that these are in good working order. We haven't carried out any form of survey and would advise that you make your own arrangements to instruct and obtain a qualified survey report prior to exchange of contracts. Your solicitor will look after all the legal matters relating to this property and agree with the owner's solicitor which items will be included in the sale. If you have any questions or concerns please just ask. Viewings and Offers are to be strictly handled by Campbells. Copyright Warning - You may not use any of this material for your personal use, however, you may not reuse any of this information, which includes the pictures, to republish or redistribute or make any of this detail available in any other format to any other party which includes websites, any online platform, media or notice board without prior written consent from Campbells.