

SOUTH HOLME COURT, NORTHAMPTON, NN3

Price £155,000 | Buy To Let Investors Only - 3 Bedrooms Thorpeldans NN3



Chelton Brown have the pleasure in offering this tenanted Buy To Let Investment, new to the market.

The property briefly comprises; entrance hall, living room, kitchen and dining room. To the first floor there are 2 double bedrooms, a single bedroom and family bathroom.

Outside the property there is a large private, enclosed front garden and generous rear garden.

Further benefits include Solar panels fitted to the roof and provide an index-linked income to the owner until 2033 (worth about £660 in 2018 and £690 in 2019) and electricity bill savings to the occupant (worth about £300 per annum)

EPC Rating B

- BUY TO LET INVESTMENT
- Already Tenanted
- 3 Bedrooms
- Spacious Kitchen/Diner
- Generous Rear Garden
- UPVC Double Glazing
- Gas Central Heating
- Solar Panels Fitted
- Arrange A Viewing Today

Front Exterior



A 3 bedroom mid terraced family home with front and rear gardens

Hallway

Entrance via the front door to the spacious hallway. Doors lead to the living room and kitchen. Storage cupboard and stairs lead to the first floor landing

WC

Conveniently situated off the hallway, the downstairs cloakroom comprises a low level flush WC and basin. Window to front aspect

Living Room 11'5" x 12'9"



The living room offers a window to the rear aspect

Kitchen 9'9" x 8'5"



The open plan kitchen/diner offers a range of eye level and base units and worktop to incorporate sink, drainer and space for free standing appliances.

Dining Room 11'5" x 8'5"



Open plan, sliding patio doors lead to the rear garden

Rear Garden



The rear garden is mainly laid lawn, with patio area. Access from the rear parking area

Landing 2'11" x 15'7"

Stairs lead from the first floor landing to the gallery landing. Doors lead to all 3 bedrooms, the bathroom and storage cupboard. Loft access and window to front aspect

Master Bedroom 11'5" x 10'5"



The master bedroom offers a window to the rear aspect

Bedroom 2 11'5" x 10'9"



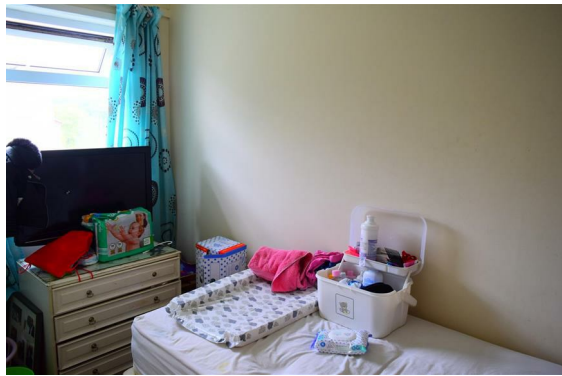
Bedroom 2, the second double offers a window to the rear aspect

Bathroom



The family bathroom comprises a white suite, to include a bath with fitted side panel and electric shower over, basin and pedestal and a low level flush WC. Window to front aspect

Bedroom 3 9'9" x 5'7"

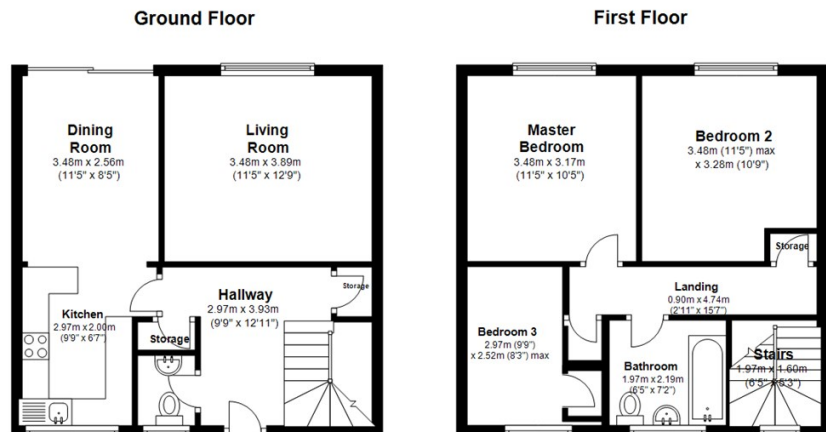


Bedroom 3, a large single offers a window to the front aspect and storage cupboard

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Price £155,000

| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | 89 | 91 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England & Wales | EU Directive 2002/91/EC | |
| Environmental Impact (CO ₂) Rating | | |
| | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | 88 | 90 |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not environmentally friendly - higher CO ₂ emissions | | |
| England & Wales | EU Directive 2002/91/EC | |



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan. You or your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction as to the suitability of the property for your space requirements. Plan produced using PlanUp.

