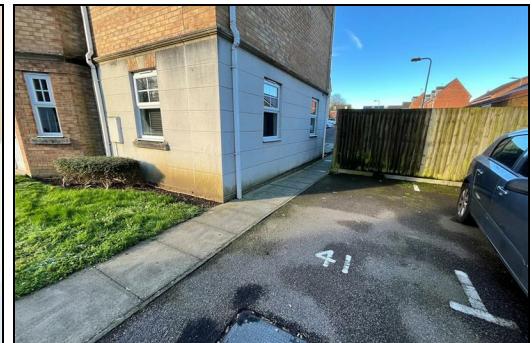




**41 Morning Star Road, Daventry  
NN11 9AB**

**£149,950**



## Full description

Stonhills are delighted to offer for sale this well presented two bedroom maisonette property. The modern accommodation consists of a spacious entrance hallway, lounge,diner area with feature bay fronted window, fitted kitchen, two double bedrooms with en-suite facilities to the master and a family bathroom. The property also benefits from UPVC double-glazing and allocated parking close to your own front door. This property is ideal for a first time purchase or an investment.

\*\*\*\* VIEWING IS HIGHLY RECOMMENDED\*\*\*

### Room dimensions

#### Entrance Hallway

Lounge - 20'3" (6.17m) x 16'7" (5.05m)

Kitchen - 8'11" x 6' (2.72m x 1.83m)

Master Bedroom - 10'3" x 10'2" (3.12m x 3.1m)

#### En-suite

Bedroom Two - 8'10" x 9'11" (2.7m x 3.02m)

#### Bathroom

#### Front Garden

Grass area and allocated parking.

Approx 106 years

Ground rent £270 pa

Service charge approx £1350 pa

PLEASE NOTE: CURRENT COUNCIL TAX BAND IS B.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(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 <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
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Not environmentally friendly - higher CO <sub>2</sub> emissions			
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