

Kettering Road  
Market Harborough  
LE16 8FF

£125,000

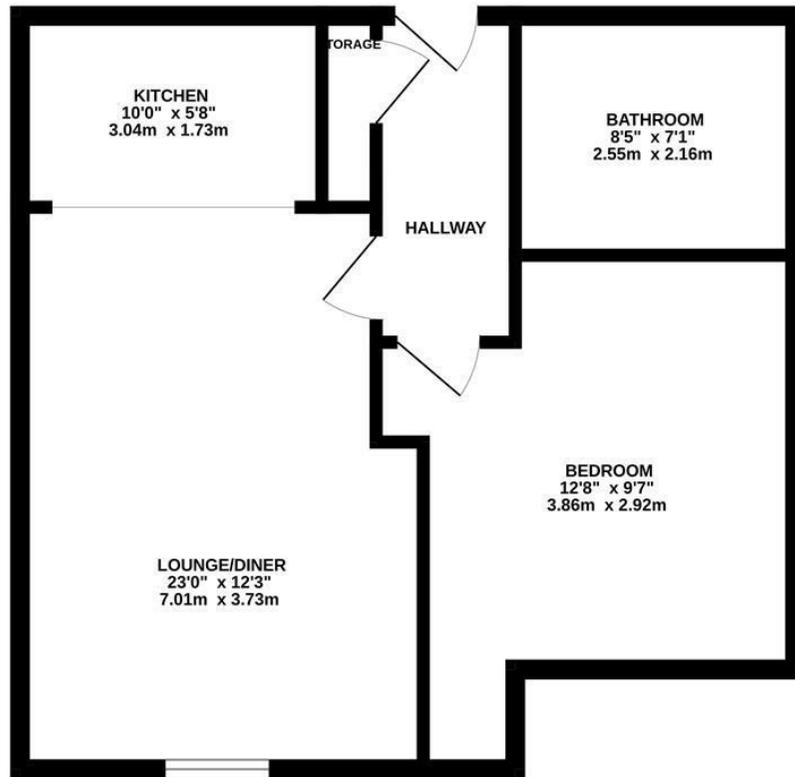


OSCAR JAMES

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# FLOOR PLANS

GROUND FLOOR  
494 sq.ft. (45.9 sq.m.) approx.



TOTAL FLOOR AREA: 494 sq.ft. (45.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



Open Plan Living Room/ Kitchen



Modern Kitchen



Double Bedroom



Modern Bathroom



Communal Areas



Allocated Parking



## WHAT'S GREAT?

Located in the highly sought-after area of Market Harborough, this well-presented one-bedroom apartment at Edwin Court offers a fantastic opportunity for first-time buyers, investors, or commuters alike.

The property features a bright and spacious open-plan living and kitchen area, designed for modern living, with ample natural light creating a welcoming atmosphere. The kitchen is well-equipped with contemporary fittings and plenty of storage.

The generously sized double bedroom provides a comfortable retreat, while the bathroom is finished to a modern standard.

A key benefit of this apartment is the allocated parking space, offering convenience and peace of mind. The property is also ideally positioned within easy reach of Market Harborough train station, making it perfect for commuters with direct links to London and surrounding areas.

Additional benefits include secure entry, well-maintained communal areas, and located within close proximity to cafes and amenities.

Viewings are advised.

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# SELLER'S SECRET

This has been a fantastic home for us and we have been very happy here. Its a great property- modern throughout with allocated parking and a great location.



*Why we like it....*

Fantastic opportunity to acquire a perfectly located property within close proximity to the Train Station and Market Harborough's amenities. Early viewing is highly recommended to fully appreciate what this property has to offer.

*To buy or not to buy....*

## OSCAR JAMES

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