

Henshaw Road
Wellingborough
NN8 2AS

£120,000

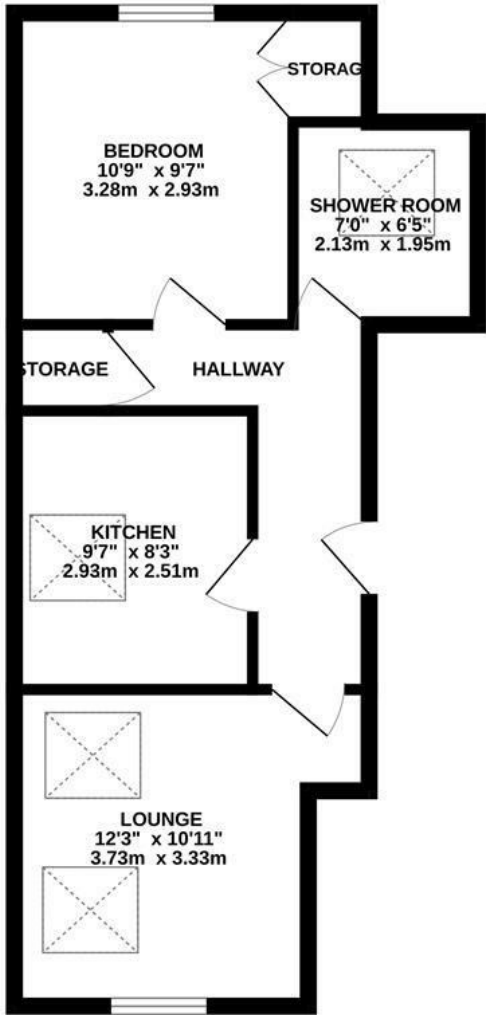


OSCAR JAMES

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FLOOR PLANS

GROUND FLOOR
430 sq.ft. (40.0 sq.m.) approx.



TOTAL FLOOR AREA : 430 sq.ft. (40.0 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.
Made with Metropix 6/2025



AT A GLANCE...



Separate Lounge



Fitted Kitchen



One Bedroom



Shower Room



Communal Outside Space



Gated Allocated Parking



WHAT'S GREAT?

Nestled on Henshaw Road in Wellingborough, this charming top floor apartment offers a delightful living experience with picturesque views over Croyland Park. The property features a well-designed layout that includes a welcoming communal entrance, leading to an entrance hall that sets the tone for the rest of the home.

The apartment comprises a separate kitchen and a comfortable living room, perfect for relaxation or entertaining guests. The bedroom is a tranquil space, ideal for restful nights, while the modern shower room adds convenience to daily living.

This property is enhanced by double glazing and gas central heating, ensuring warmth and comfort throughout the year. Additionally, the gated allocated

parking provides peace of mind and easy access to your vehicle.

With a lease term of 125 years starting from October 2017, We have been advised the property has a ground rent of £400 per annum and a service/management charge of £260 per annum, payable in instalments. It is advisable for your legal representative to verify these details prior to any commitment to purchase.

This apartment is an excellent opportunity for first-time buyers or those seeking a low-maintenance lifestyle in a desirable location. Don't miss the chance to make this lovely property your new home.

...expect excellence



SELLER'S SECRET

When I leave this property I will really miss the views over the park "natures TV" (as I call it), I can even still receive my WIFI connection in certain in parts of the park and I don't have to mow the lawn.



Why we like it....

In our opinion one of the major benefits of a top floor apartment is not having the footsteps from anyone above. With the pitched roof the property really creates a safe and cosy retreat from the world outside.

OSCAR JAMES

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To buy or not to buy....
