



# 1 Brigadier Close

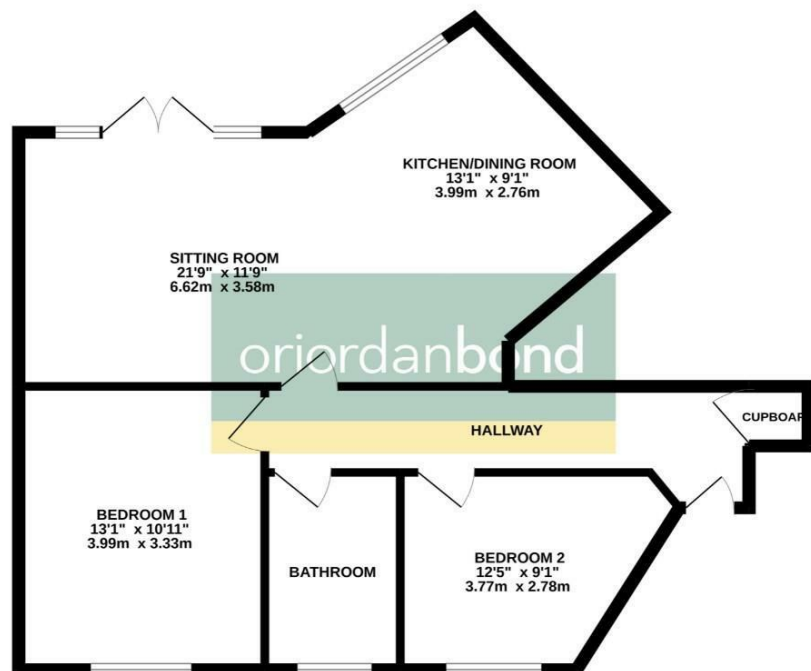
Wootton, Northampton

oriordanbond





GROUND FLOOR  
717 sq.ft. (66.7 sq.m.) approx.



TOTAL FLOOR AREA: 717 sq.ft. (66.7 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 misstatement. 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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## 1 Brigadier Close

Wootton

Northampton NN4 6LY

OFFERS IN EXCESS OF  
£200,000

An immaculate ground floor two bedroom maisonette, situated in the ever popular area of Wootton, within close proximity of local schools and shops and great travel links to the A45 and M1,

Accommodation comprises open plan living with fitted kitchen area and French doors leading to a private rear garden, two double bedrooms and a shower room. The property benefits from gas central heating, uPVC double glazing, private rear garden and an allocated parking space. (A/717/-)

LEASEHOLD INFO - Lease Remaining - 985 years / Ground Rent - £250 per annum / Service Charge - £867 per annum

### Additional information

- Council Tax Band: C
- Energy Efficiency Rating: C

### Viewing

Viewing strictly by appointment – details below

### Disclaimer

O'Riordan Bond Estate Agents Limited has not tested apparatus, equipment, fittings or services and so cannot verify they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor.

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