

1 Bed Flat In Kettering Road, Market Harborough Market Harborough, United Kingdom, LE16 8FF £28,750





SHORT DESCRIPTION

Property Ref: 15825 Charming Flat in the Heart of Market Harborough - Ideal Location with Excellent Connectivity. Nestled in the vibrant and highly sought-after area of Market Harborough, this fantastic flat offers an exceptional living experience, blending convenience, comfort, and accessibility. Perfectly positioned for professionals, families, or investors, this property provides everything you need within easy reach. The flat enjoys a prime location, placing you just moments away from an array of local shops, cafés, and essential amenities, ensuring a dynamic and fulfilling lifestyle. For those who commute, Market Harborough railway station is just minutes away, providing seamless connections via National Rail, making travel to major cities both efficient and effortless. Education is another standout feature of this property's location. It is ideally situated right next to Little Bowden School, which boasts a 'Good' rating, making it a fantastic option for young families. Additionally, the Robert Smyth Academy ranked within the top 15% of secondary schools nationwide, is only a short journey away, offering excellent opportunities for academic success. Beyond its unbeatable location, the property itself is well-appointed with double-glazed windows, ensuring a quiet and energy-efficient living space. Whether you're looking for a comfortable home or a smart investment, this property presents an incredible opportunity in one of Leicestershire's most desirable areas. Don't miss the chance to secure this ideally located and well-connected home—contact us today for more details or to arrange a viewing. The sale price is fixed and is 25% of the property, the other 75% owned by Platform Housing. There are also options to staircase and buy 100% of the flat once acquired. For viewing arrangements, please get in touch with 99home. Property Type: Flat Full selling price: £115000.00 Pricing Options: Shared ownership Tenure: Leasehold Percentage to be sold: 25% Share price: £28750.00 Monthly rent based on 25% share: £273.61 Remaining lease (In Years): 84 Yearly Ground Rent Cost: £0.00 Yearly Management Cost: £15.00 Council tax band: A EPC rating: C Measurement: Bedrooms, Bathrooms, and Living Room Possession of the property: Occupied

1

Bed Room(s)

1

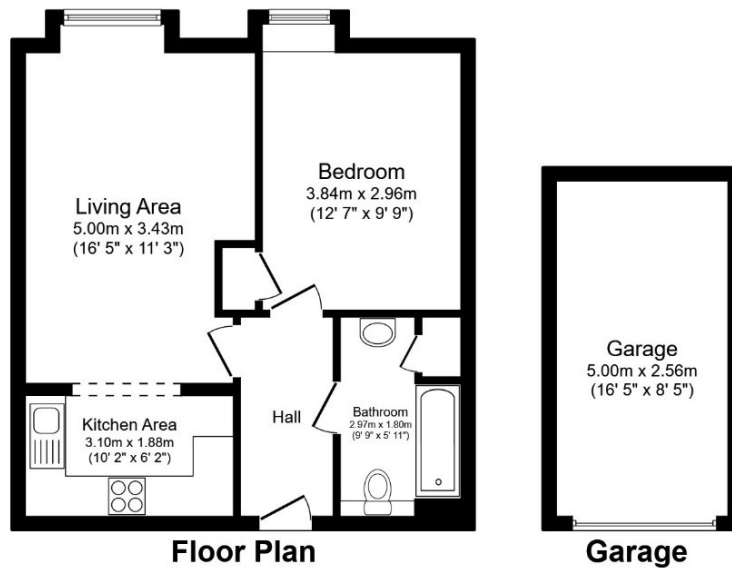
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



Total floor area 58.7 sq.m. (632 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

EPC GRAPH

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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