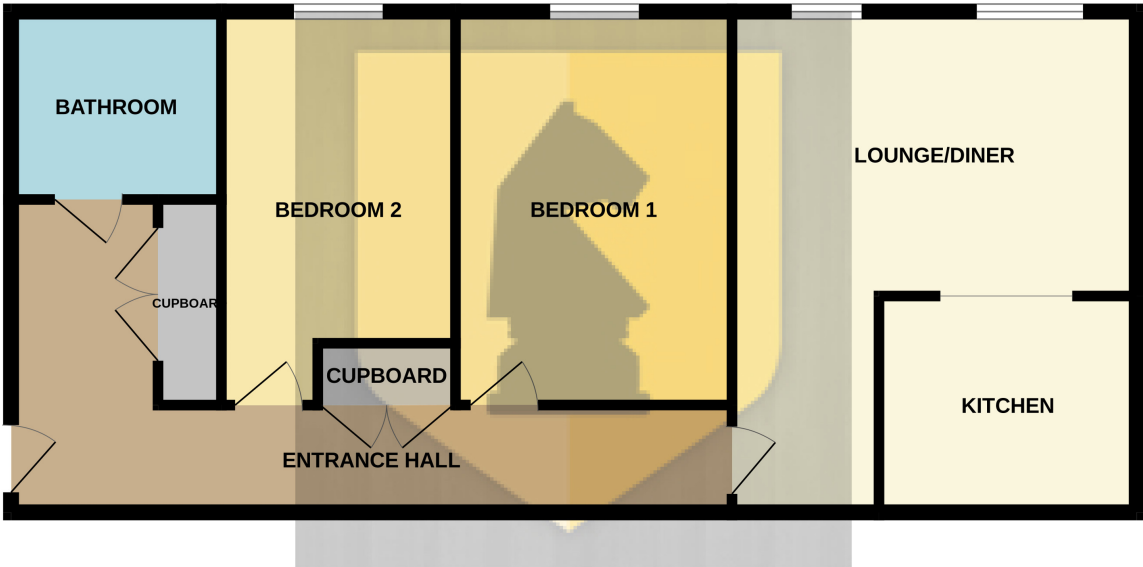


Make the right move!



GROUND FLOOR
775 sq.ft. (72.0 sq.m.) approx.



TOTAL FLOOR AREA : 775 sq.ft. (72.0 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.
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**Flat 26, 213 High Street, Upton, Northampton.
NN5 4GN.**

£205,000 Leasehold

Edward Knight Estate Agents are delighted to offer to the market this immaculately presented top floor apartment situated in the sought after residential area of Upton. The accommodation briefly comprises; entrance hall, lounge/diner, kitchen, two double bedrooms and a bathroom. Externally there is secure gated communal, allocated parking, a bin store and store room. The property is offered in excellent decorative order throughout and makes for an excellent first time or investment purchase. The property which was built in 2019 has 994 years remaining. There is also a communal lift.

PROPERTY MISDESCRIPTIONS ACT 1991
The Agents have not tested any apparatus, equipment, fixtures and fittings, or services, so cannot verify that they are in working order or fit for purpose. The buyer is advised to obtain verification from his or her Professional Buyer. References to the Tenure of the property are based on information supplied by the Vendor. The Agents have not had sight of the title documents. The buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of any property before travelling any distance to view.

Tel: 01604 632433

www.edwardknight.co.uk

Lounge Diner

18' 9" Max x 14' 6" (5.71m x 4.42m) Two double glazed windows to the front aspect. Wall mounted heater.

Kitchen

9' 1" x 8' 0" (2.77m x 2.44m) Modern gloss kitchen comprising of a range of base and eye level units with work surfaces mounted over. Inset sink and drainer unit with mixer tap over. Integrated appliances include; Electric oven and hob with extractor fan, fridge/freezer, washing machine and dishwasher.

Bedroom One

14' 7" x 9' 8" (4.45m x 2.95m) Double glazed window to the front aspect. Wall mounted heater.

Bedroom Two

14' 7" x 8' 8" (4.45m x 2.64m) Double glazed window to the front aspect. Wall mounted heater.

Bathroom

7' 0" x 7' 0" (2.13m x 2.13m) Fitted modern three piece suite comprising of a low flush WC, wash hand basin and panelled bath with fitted shower above. Heated towel rail.

