



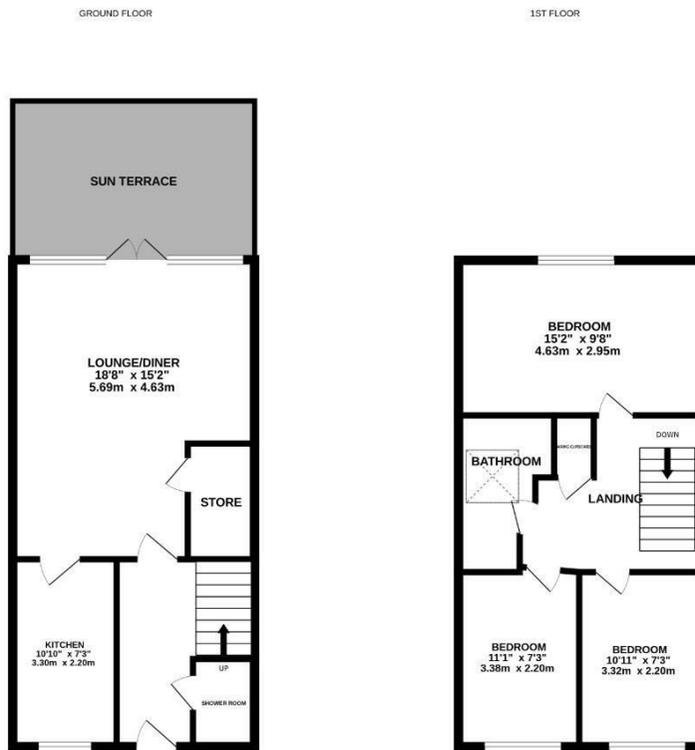
29 THE ROUNDEL

NORTHAMPTON, NN6 0FF

£175,000
LEASEHOLD

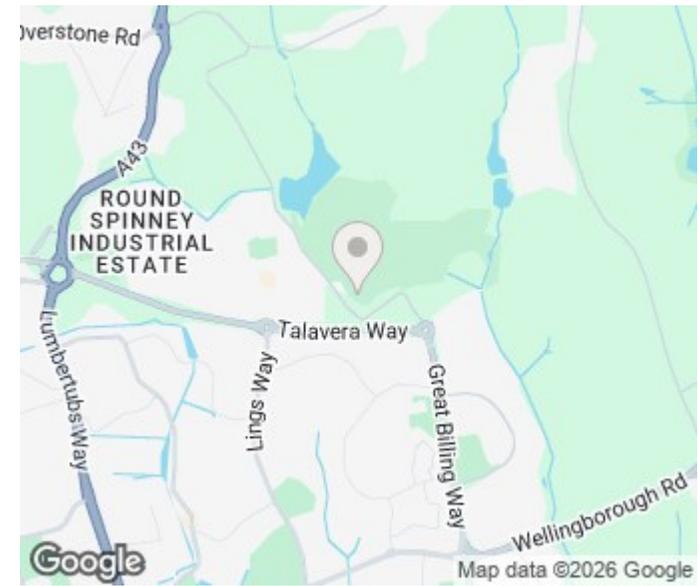
Stonhills are pleased to offer this three bedroom lodge set within Overstone Park Golf & Leisure Resort, offering a lounge/dining room, kitchen, ground floor shower room, first floor bathroom and parking. The sale includes 4 golf memberships and 4 gym memberships for Overstone Park. Service charge £6,033 p.a. Cash buyers only.

 **stonhills**
LAND & ESTATE AGENTS



THE ROUNDSELL OVERSTONE

Whilst every attempt has been made to ensure the accuracy of the particulars contained here, measurements of floors, walls, rooms and any other items are approximate and no responsibility is taken for any errors or misstatements. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown here have not been tested and no guarantee as to their quantity or efficiency can be given. Made with Metropix (2025).



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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