

platform ●●●●
home
OWNERSHIP

The Grange

Desborough, NN14

2 & 3 BEDROOM
NEW HOMES

Welcome to
The Grange,
situated in the North
Northamptonshire
countryside.



A COLLECTION OF 2 & 3 BEDROOM HOMES

The Grange is within easy reach of the market town of Kettering.

This attractive new development is located just on the outskirts of the town of Desborough.



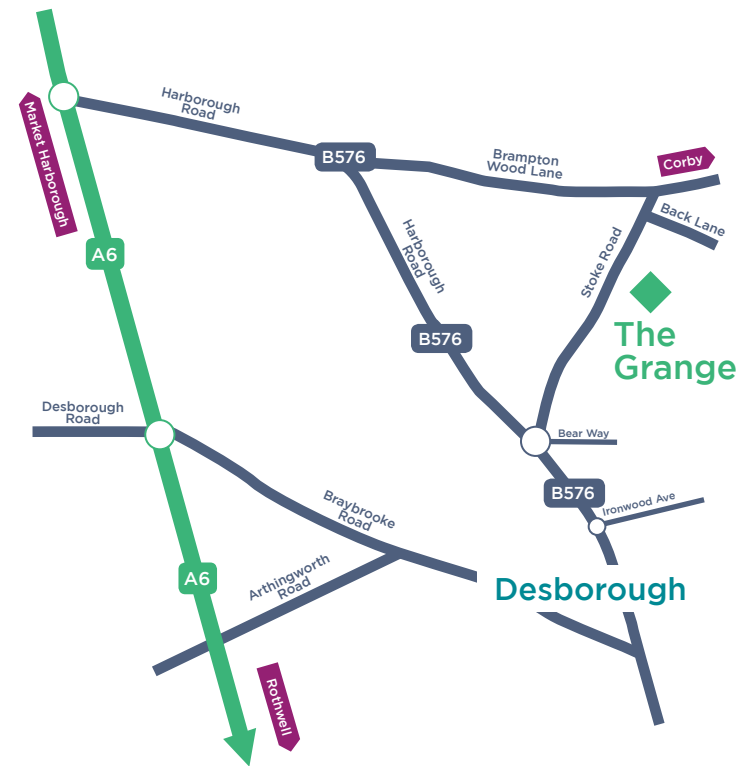
The Grange is ideally located to offer excellent transport links to explore North Northamptonshire.

The development is around a 30-minute drive from junction 19 of the M1, via the A14. For those with vehicles who are looking to commute for work, the towns of Market Harborough, Kettering, and Corby are all within a short drive. Coventry city centre and Leicester city centre, also both can be reached in under an hour by car.

There is a local shop within walking distance, or you can find all the everyday shops you require in Desborough.


The area offers families a number of infant and primary schools within driving distance. Older children have a number of options, for higher education, both the University of Northampton and


the University of Leicester are around 20 miles away. You are also well placed to explore the outdoors, with numerous day trips to woodland parks, historic sites and nature reserves on your doorstep.



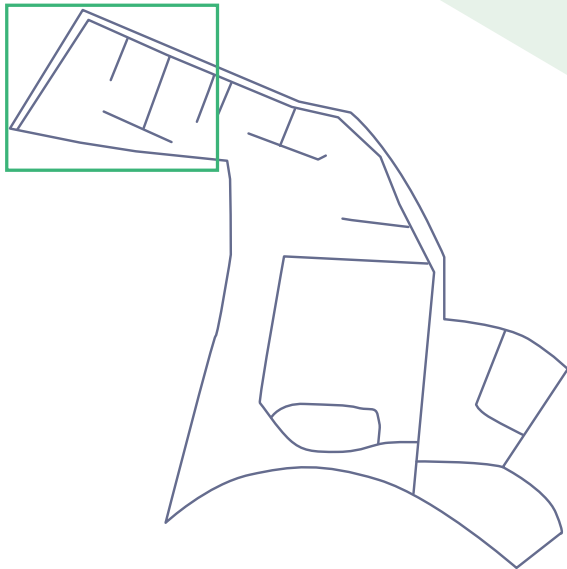
Please note: Car journey times shown are an average based on normal driving conditions.

The Grange Site Layout

 **The Baker**
2 Bed Terrace
686, 687, 690 & 691

 **The Tillman**
3 Bed Terrace
673, 674 & 675

 **The Tillman**
3 Bed End-Terrace
688 & 689





Computer generated image shown.

The Baker

2 Bed Terrace home

The Baker is a stylish two bed terrace new home comprising of a well appointed front aspect kitchen, with a spacious living/dining area with French doors to the turfed rear garden.

Upstairs you will find two bedrooms and a white fitted family bathroom with shower over the bath.

SPECIFICATIONS

- ◆ 10 year build warranty
- ◆ Double glazed windows
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Gas central heating
- ◆ Modern fitted kitchen
- ◆ Turfed rear garden
- ◆ Allocated parking



GROUND FLOOR

Kitchen

3.44m x 2.69m 11'3" x 8'10"

Living/Dining

5.16m x 4.13m 16'11" x 13'7"

TOTAL FLOOR AREA

81.33m² - 875.41 sq.ft



FIRST FLOOR

Bedroom 1

4.13m x 3.50m 13'7" x 11'6"

Bedroom 2

4.13m x 3.05m 13'7" x 10'0"

Bathroom

2.20m x 1.97m 7'3" x 6'6"

△ External access C Cupboard/Storage

Imagery indicative of Platform show homes. Fixtures and fittings shown are intended as a preliminary guide for prospective purchasers and should not be relied upon. Internal layouts show a general arrangement which may vary from plot to plot.

Platform Home Ownership have taken every effort to ensure that these documents are accurate and represent the properties available. Platform Home Ownership and the developer may in their efforts to improve design reserve the right to alter site plans, floorplans, elevations and specifications without prior notice. Visit our website at www.platformhomeownership.com for further details.



Computer generated image shown.

The Tillman

3 Bed Terrace home

The Tillman is a stylish three bed terrace new home comprising of a well appointed front aspect kitchen, with a spacious living/dining area with French doors to the turfed rear garden.

Upstairs you will find three bedrooms and a white fitted family bathroom with shower over the bath.

SPECIFICATIONS

- ◆ 10 year build warranty
- ◆ Double glazed windows
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Gas central heating
- ◆ Modern fitted kitchen
- ◆ Turfed rear garden
- ◆ Allocated parking



GROUND FLOOR

Kitchen
3.40m x 3.14m 11'2" x 10'4"

Living/Dining
5.09m x 4.84m 16'8" x 15'10"

TOTAL FLOOR AREA
95.27m² - 1025.48 sq.ft

FIRST FLOOR

Bedroom 1
4.84m x 2.86m 15'10" x 9'4"

Bedroom 2
4.73m x 2.59m 15'6" x 8'6"

Bedroom 3
3.66m x 2.19m 12'0" x 7'2"

Bathroom
2.13m x 1.97m 7'0" x 6'5"

△ External access C Cupboard/Storage

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Computer generated image shown.

The Tillman

3 Bed End Terrace home

The Tillman is a stylish three bed end terrace new home comprising of a well appointed front aspect kitchen, with a spacious living/dining area with French doors to the turfed rear garden.

Upstairs you will find three bedrooms and a white fitted family bathroom with shower over the bath.

SPECIFICATIONS

- ◆ 10 year build warranty
- ◆ Double glazed windows
- ◆ Downstairs W/C
- ◆ Family bathroom with shower over bath
- ◆ Gas central heating
- ◆ Modern fitted kitchen
- ◆ Turfed rear garden
- ◆ Allocated parking



GROUND FLOOR

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The Grange, Desborough

Northamptonshire, NN14 2FY.



House prices for all plots available

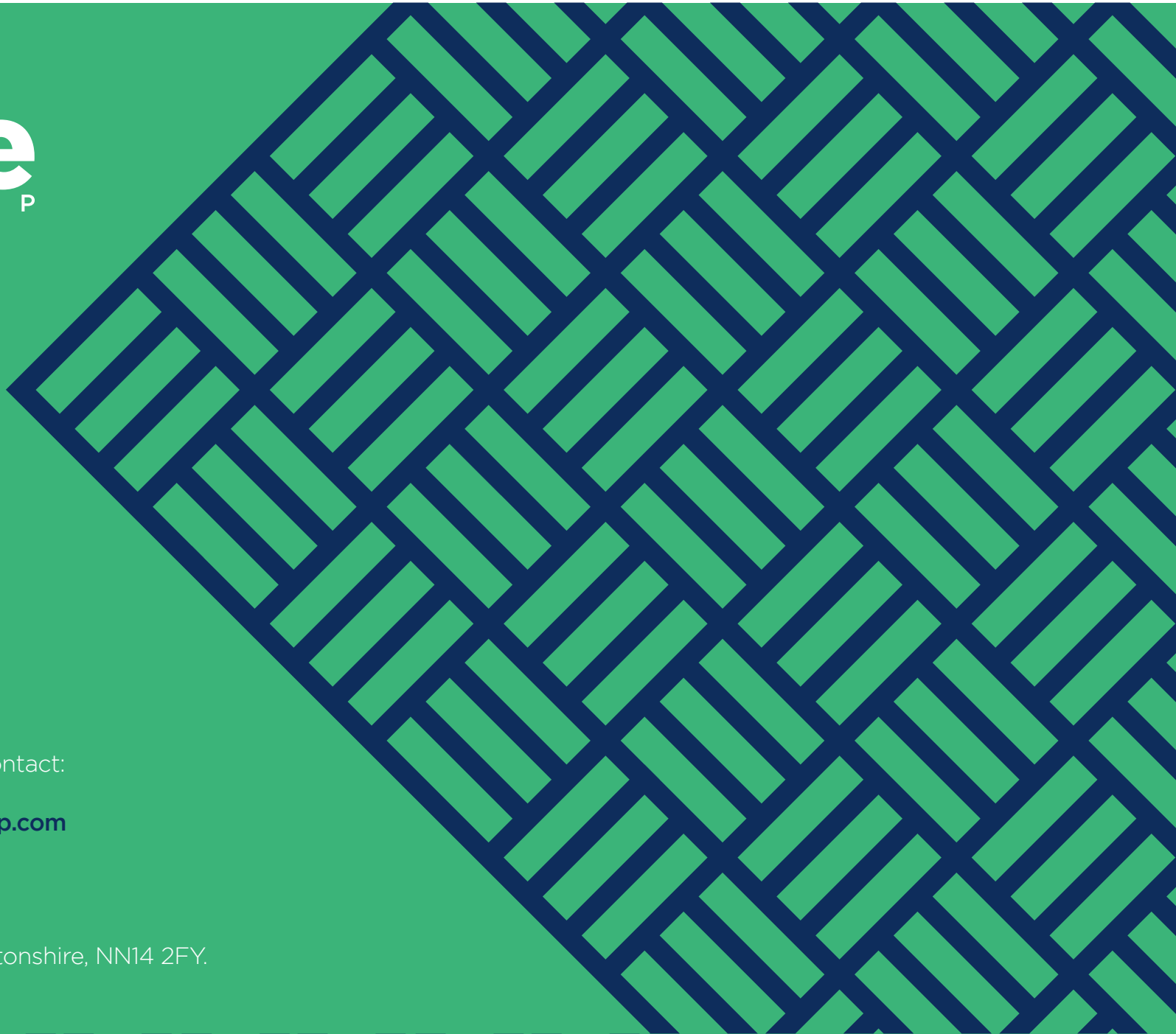
Plot	House Type	Postal Address	Handover	100% Price	35% Share Value	Monthly Rent	Service Charge
673	The Tillman 3 Bed End-Terrace House	7 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£270,000	£94,500	£402.20	TBC
674	The Tillman 3 Bed Mid-Terrace House	9 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£262,500	£91,875	£391.01	TBC
675	The Tillman 3 Bed End-Terrace House	11 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£270,000	£94,500	£402.20	TBC
686	The Baker 2 Bed End-Terrace House	18 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£250,000	£87,500	£372.39	TBC
687	The Baker 2 Bed Mid-Terrace House	16 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£242,500	£84,875	£361.22	TBC
688	The Tillman 3 Bed End-Terrace House	14 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£270,000	£94,500	£402.20	TBC
689	The Tillman 3 Bed End-Terrace House	12 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£270,000	£94,500	£402.20	TBC
690	The Baker 2 Bed Mid-Terrace House	10 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£242,500	£84,875	£361.22	TBC
691	The Baker 2 Bed End-Terrace House	8 Bulrush Grove, Desborough, Northants NN14 2FY.	Summer 2024	£250,000	£87,500	£372.39	TBC

For more information contact:
Sales@Platformhg.com
Platformhomeownership.com
0333 200 7304

Please note:
Prices and dates quoted above where correct at the time of going to print, Platform Home Ownership reserve the right to amend the details and prices above without prior consultation.
Purchasers are advised to consult with your sales co ordinator.



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