



The Goslar, Wellingborough NN8 3EL

£179,995

- Mid-Terraced
- Refitted Brand New Kitchen
- Front and Rear Gardens
- No Chain
- Two Reception Rooms
- New Carpets
- UPVC Double Glazing
- Three Bedrooms
- Redecorated
- Gas Radiator Central Heating



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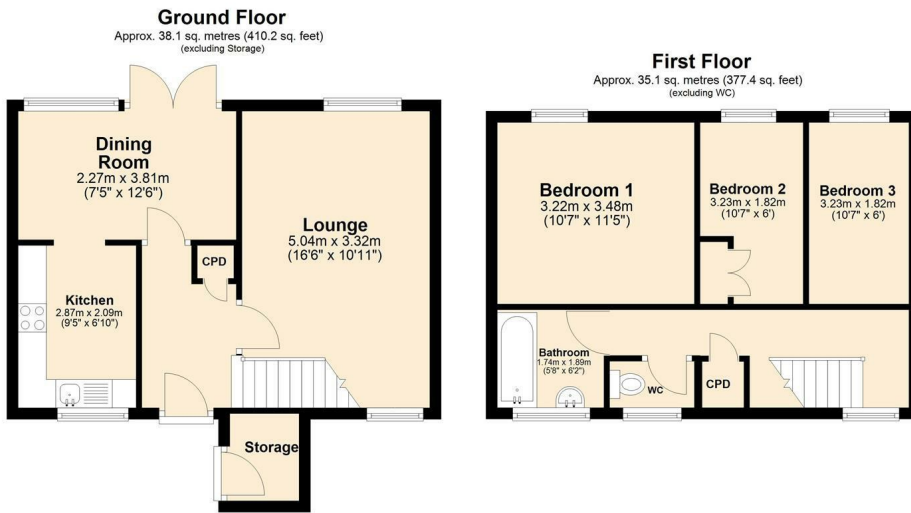
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Smartamove are pleased to offer for sale this recently decorated three bedroom mid terrace house located in Queensway. The property briefly comprises of; Entrance hall, lounge, fitted kitchen into dining room. To the first floor there are three bedrooms, a family bathroom with separate Wc. Further benefits include uPVC double glazing, gas radiator central heating, newly refitted kitchen with freestanding cooker and recently fitted carpets. To the front of the property there is a small shingle pathway garden and to the rear there is an fence enclosed laid to lawn garden with a mixture of greenery and shrubs. EPC rating is C and council tax band is A. It offered with vacant possession and viewings are highly recommended.



Total area: approx. 73.2 sq. metres (787.6 sq. feet)

Although SmartaMove Ltd believe these details to be a fair and accurate the description and measurements of the property and their accuracy cannot be guaranteed. They do not form part of any contract. Prospective buyers should satisfy themselves as to the property's suitability and make their own enquiries prior to any financial commitment. Only the fixtures, fittings and other items described in these details are included in the selling price. SmartaMove Ltd has not checked they are fit for purpose nor have we tested any of the services (gas, electricity and so on) mentioned.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
92-100 (A)			92-100 (A)		
81-91 (B)			81-91 (B)		
69-80 (C)			69-80 (C)		
55-68 (D)			55-68 (D)		
39-54 (E)			39-54 (E)		
21-38 (F)			21-38 (F)		
1-20 (G)			1-20 (G)		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	75	England & Wales	EU Directive 2002/91/EC	81

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