

WELLINGBOROUGH ROAD, NORTHAMPTON, NN3

Offers over £350,000 | 4 Bed House - Semi-Detached

BELVOIR!



Belvoir Estate Agents are delighted to offer for sale this extended four bedroom semi detached family home with no above chain. This mature family home is conveniently located within walking distance of well regarded schools, Abington Park, locals shops and Weston Favell shopping centre. The accommodation is over three floors and briefly comprises entrance hall, cloakroom/shower room, large lounge with bay window, separate dining room, kitchen, first floor landing, bedrooms two, three and four, family bathroom, second floor landing, master bedroom with en-suite w.c. The property further benefits from gas radiator central heating, upvc double glazing, solar panels that generate a healthy return, driveway providing off road parking for approximately three cars, an EV charging point and enclosed south facing rear garden.

COUNCIL TAX BAND: C

- Four Bedrooms
- Semi Detached House
- Cloakroom/Shower Room
- Large Lounge
- Separate Dining Room
- Top Floor Bedroom with En-Suite W.C
- Off Road Parking
- Rear Garden
- Solar Panels
- No Above Chain

Draft Details.

At the time of print, these particulars are awaiting approval from the vendor(s).

Disclaimer.

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller by separate negotiation.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A	81	87
(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 

