

Daventry

28 High Street, Daventry, NN11 4HU

T: 01327 879869

Offices also located in Northampton

stonhills.co.uk



**9 The Wye, Daventry
NN11 4PU
£175,000**



ENTRANCE HALL

LOUNGE
16'1 x 9'11

KITCHEN/DINER
16'1 x 9'6

CLOAKROOM

LANDING

BEDROOM ONE
12'4 x 8'8

BEDROOM TWO
10'1 x 8'8

BEDROOM THREE
9'7 x 9'5

BATHROOM

OUTSIDE
The front garden - Mainly laid to lawn

The rear garden - Enclosed by timber panel fencing and laid to lawn



Total Area: 82.3 m² ... 886 ft²

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		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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Not environmentally friendly - higher CO ₂ emissions		
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Appliances: Stonhills have not tested any equipment, fittings for services and so cannot verify they are in working order. The buyer is advised to obtain verification from their Solicitor or Surveyor. Measurements are for guidance only and are approximate. The buyer is therefore advised to check measurements if they are required for any other purpose e.g. fitted carpets, furniture, etc.