

Daventry

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2 Ganton Close, Daventry

NN11 4PL

£270,000



Stonhills are delighted to offer for sale this superbly presented three-bedroom semi-detached family home, which has been significantly enhanced by the current owners to a high standard throughout.

The property has undergone a programme of recent improvements, including full redecoration, a stylishly fitted family bathroom, and the addition of a versatile garden room. A standout feature is the impressive workshop, measuring approximately 23' x 6'11", running along the side of the property, providing excellent storage or workspace.

Externally, the rear garden has been thoughtfully landscaped to create an ideal entertaining space, complete with a large covered pergola-perfect for outdoor seating and barbecues. The former garage has been converted into a functional workshop, benefitting from its own UPVC door and windows.

The accommodation briefly comprises an entrance porch leading into a welcoming hallway, a generous lounge opening through to a modern kitchen/dining room with integrated appliances, and the added garden room. To the first floor are three well-proportioned bedrooms and a beautifully refitted family bathroom.

Early viewing is highly recommended to fully appreciate the quality and versatility this home has to offer.

Access is gained by a recently fitted composite entrance door into.....

ENTRANCE PORCH

Space for cloaks. Small opaque UPVC double glazed window to the side aspect. Access to the entrance hall.

ENTRANCE HALL

Stairs ascending to the first floor accommodation. Door to the lounge. Radiator.

LOUNGE

13' x 13'

UPVC double glazed window to the front aspect. Radiator. Access to the kitchen/diner.

KITCHEN/DINER

16'9 x 10'4

A superb recently refitted kitchen/diner to comprise of one and half polycarbonate drainer/sink unit with mixer tap over and built in unit under. Matching range of base, wall and drawer units. Feature breakfast bar area. Space and plumbing for white goods. Integrated fridge/freezer. Built in double oven and ceramic hob with fitted extractor hood over. UPVC double glazed window to side aspect. Radiator. Spot lights to the ceiling. UPVC double glazed french doors to the garden room.

GARDEN ROOM

9'5 x 7'8

FIRST FLOOR LANDING

UPVC double glazed window to the side aspect. Access to loft. Doors off to the first floor accommodation.

BEDROOM ONE

12'11 x 9'10

UPVC double glazed window to the front aspect. Radiator.

BEDROOM TWO

11'2 x 9'10

UPVC double glazed window to the rear aspect. Radiator.

BEDROOM THREE

9'10 x 6'7

UPVC double glazed window to the front aspect. Radiator.

BATHROOM

Opaque UPVC double glazed window to the rear aspect. Refitted suite to comprise of a bath with shower screen.

Wash hand basin set into vanity unit and a low level wc. Tiling to splashback areas. Wall mounted stainless steel towel rail.



Ground Floor

First Floor

Total Area: 102.9 m² ... 1107 ft²



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ESTATE AGENTS

O-E-A
Ombudsman
www.oea.co.uk

rightmove.co.uk
The UK's number one property website

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.