

Daventry

28 High Street, Daventry, NN11 4HU

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Offices also located in Northampton

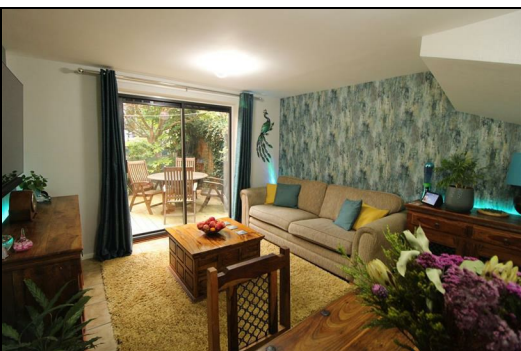
stonhills.co.uk



5 Chichester Close, Daventry

NN11 4UJ

£195,000



\*VIEWING HIGHLY RECOMMENDED TO APPRECIATE THIS BEAUTIFUL two bedroom terraced home is offered in FANTASTIC condition throughout, situated within a quiet cul de sac and only a SHORT WALK from the Town centre and local parks.

**ENTRANCE HALL**

**KITCHEN** 4.04m x 1.75m (13'3 x 5'9)

WCLow level WC. Tiling to splash back areas.

**LOUNGE** 4.32m x 3.78m (14'2 x 12'5)uPVC double glazed patio doors to rear elevation. Electric Eco 7 storage heater.

**FIRST FLOOR LANDING**

**BEDROOM ONE** 2.77m x 3.73m (9'1 x 12'3)

**BEDROOM TWO** 3.73m x 2.29m (12'3 x 7'6)

**BATHROOM**

**OUTSIDE**

**FRONT GARDEN**

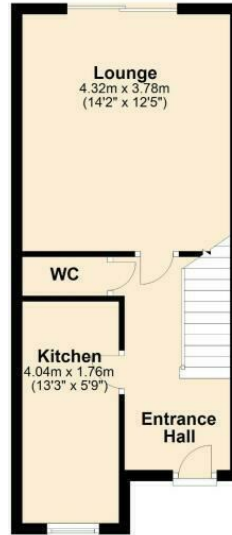
**REAR GARDEN**

EPC Rating: D. Council Tax Band: B

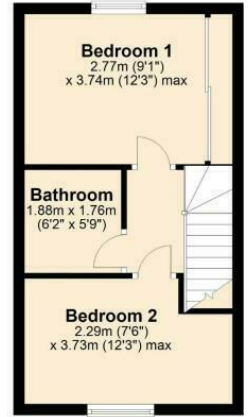
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
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(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

**Ground Floor**  
Approx. 33.1 sq. metres (356.4 sq. feet)



**First Floor**  
Approx. 27.0 sq. metres (290.5 sq. feet)



Total area: approx. 60.1 sq. metres (646.9 sq. feet)



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.