

Ridgeway  
Wellingborough  
NN8 4RY

£300,000

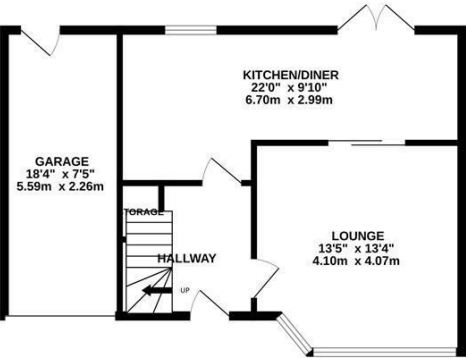


OSCAR JAMES

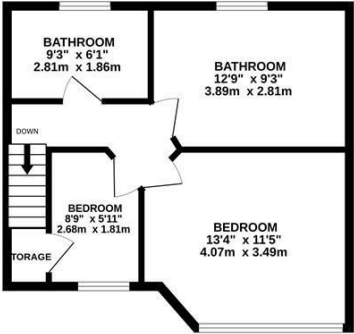
...expect excellence

# FLOOR PLANS

GROUND FLOOR  
672 sq.ft. (62.5 sq.m.) approx.



1ST FLOOR  
425 sq.ft. (39.5 sq.m.) approx.



TOTAL FLOOR AREA: 1097 sq.ft. (101.9 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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## AT A GLANCE...



Living Room



Kitchen/Diner



Three Bedrooms



Four Piece Bathroom Suite



Front & Generous Rear Garden



Off Road Parking & Garage



## WHAT'S GREAT?

Nestled in the charming area of Ridgeway, Wellingborough, this beautifully presented three-bedroom detached home offers a delightful blend of modern comfort and period charm. The current owners have thoughtfully updated the property to a high standard, ensuring it meets the needs of contemporary living.

As you enter, you are greeted by a stylish tiled entrance hall that leads into a spacious kitchen diner, featuring elegant herringbone flooring that adds a touch of sophistication. The lounge, with its hard flooring, provides a warm and inviting space for relaxation. Each room flows seamlessly, showcasing the clean lines and modern styling that define this lovely home.

One of the standout features of this property is the generous rear garden, which is perfect for entertaining guests, hosting family gatherings, or simply enjoying a peaceful evening of alfresco dining after a long day. The outdoor space is a true

sanctuary, offering ample room for children to play or for gardening enthusiasts to indulge their passion.

Additionally, the property boasts a block-paved driveway and a garage, providing excellent storage solutions and convenient parking for vehicles. The inclusion of a dog grooming shed at the rear is a unique touch, catering to pet owners and adding to the practicality of this home.

In summary, this three-bedroom detached house in Ridgeway is an exceptional opportunity for those seeking a modern yet characterful residence in a desirable location. With its thoughtful updates, spacious garden, and convenient amenities, it is sure to appeal to families and professionals alike.

...expect excellence



# SELLER'S SECRET

We have put love and care into modernising this property. With great access to schools and local amenities, it's now time for some lucky person to enjoy the benefits of this property including the wonderful neighbours.



## Why we like it....

In our opinion this property has the perfect blend of modern living with period features with the tiled entrance hall and log burner to name but a few. Internal inspection highly recommended.

# OSCAR JAMES

Central Hall 1a High Street, | Wellingborough |  
NN8 4HT  
01933 830300  
[www.oscar-james.com](http://www.oscar-james.com)

To buy or not to buy....

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