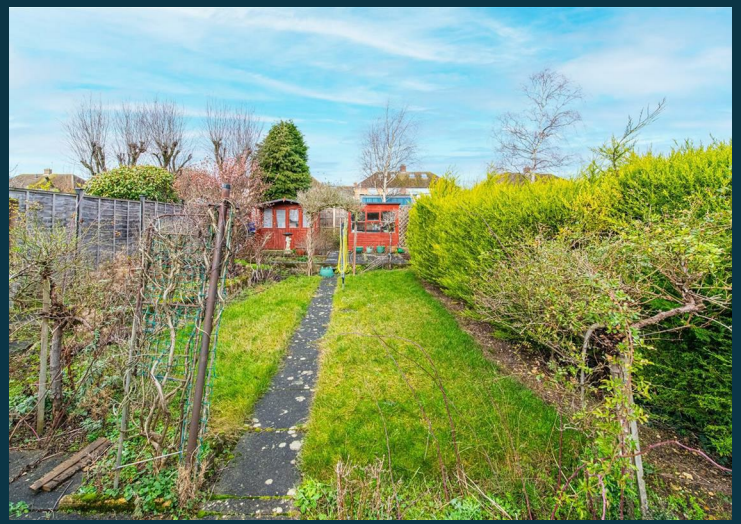
Third Avenue
Wellingborough
NN8 3ND

£259,500



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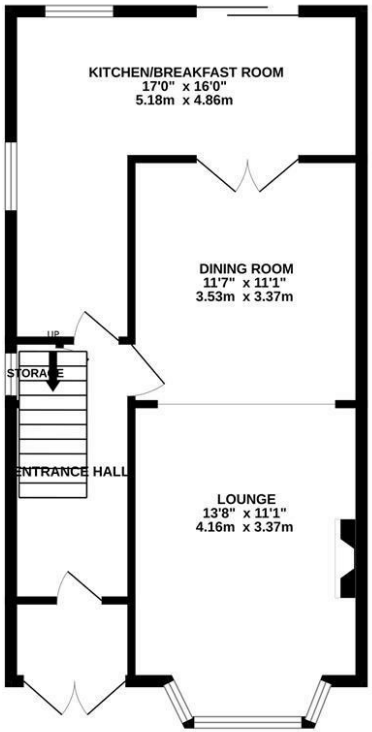
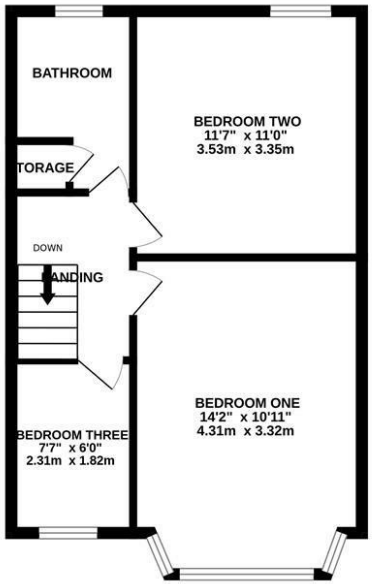
FLOOR PLANS

GROUND FLOOR
562 sq.ft. (52.2 sq.m.) approx.



1ST FLOOR
447 sq.ft. (41.5 sq.m.) approx.



TOTAL FLOOR AREA : 1008 sq.ft. (93.7 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...

- Bay-Fronted Lounge
- Kitchen/Breakfast Room
- 1 Single and 2 Double Bedrooms
- Family Bathroom
- Large, Tidy Rear Garden
- Off-Road Parking

WHAT'S GREAT?

Chain-free | Freehold | Move in & Modernise.

Take a look at this wonderful home nestled in the perennially sought-after Third Avenue, Wellingborough. This three-bedroom house offers character and potential to modernise a classic 1930s' bay-fronted semi with your style or changes.

Situated in a well-established neighbourhood of NN8, residents enjoy drives close to the town centre, local schools and transport, and routes to the A45, A14 and neighbouring countryside.

Approaching the house, the two-storey bay greets you with the characteristic charm of the five-window façades, typical of the homes on the Avenues. You arrive to a good-length driveway, accessing beside a tidy front garden and on to the house's gated sideway.

Inside, the more spacious feel of this period's semis starts with a practically-fitted entrance hall, leading to the kitchen and through to the extended breakfast area. Here, you look out to a west-facing garden, adjoined to the rear of the reception lounge through the dividing doors.

The reception lounge is generous with its open space, and the dining area gives great potential for zoning these living areas to accommodate the changing needs of family, daily lives, or your plan to modernisation.

Upstairs, a bright landing leads to two double bedrooms, a single bedroom, and a good size, family-ready bathroom. The bay window amplifies the front bedroom with light, giving a luxurious sense of space just as the architecture intended.

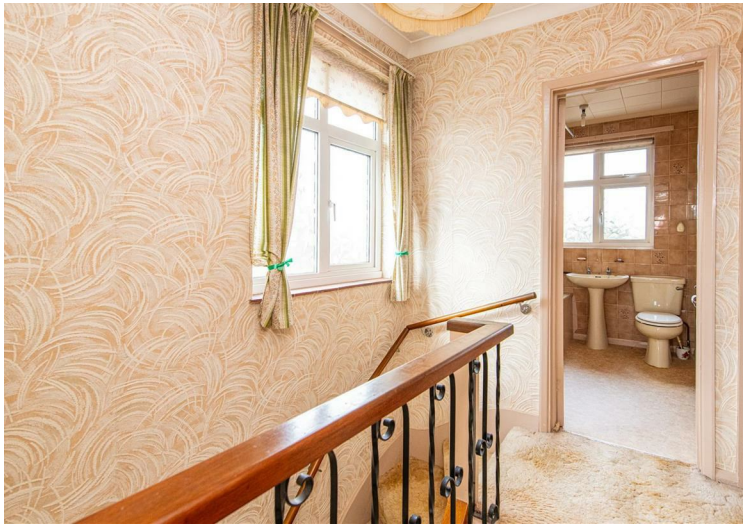
The property benefits from uPVC windows and gas central/water heating, with radiators throughout. Ready to modernise further, this house offers the value of an early move and time to settle on your plan for any updates and decorations.

With a detached garage, patio, shed, and cute summerhouse tucked at the rear of the mature garden, this adaptable semi-detached property and its setting offers you the space, rootedness and versatility as a canvas for your imagination.

...expect excellence

SELLER'S SECRET

Visiting our family, we used to love arriving to the sense of calmness as you enter the tree-lined avenue from the slip road. I thought maybe this was a trick of nostalgia. But on a recent stay, I was reminded how settled these 1930s homes feel, now with their extra maturity. This house lived the dreams of a lovely couple for many years, so we are really excited for this potential to be enjoyed by its new homeowners too.



Why we like it....

This fantastic home offers a rare opportunity to own a characterful, charming and beguiling residence and with a large plot, you have plenty of potential to improve. We at Oscar James love listings like these, as they make perfect family homes.

OSCAR JAMES

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To buy or not to buy....